NPS Form 10-900
(Rev. 10-90)

OMB No. 1024-0018

United States Department of the Interior
National Park Service

NATIONAL REGISTER OF HISTORIC PLACES REGISTRATION FORM

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in How to Complete the National Register of Historic Places Registration Form (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

1. Name of Property

historic name Hite Store

other names/site number Riverview VDHR Inventory No. 5-58

2. Location

street & number Route 778 not for publication N/A
city or town Lowesville vicinity N/A
state Virginia code VA county Amherst code 009
zip code 22951

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1986, as amended, I hereby certify that this x nomination ___ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60. In my opinion, the property x meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant ___ nationally ___ statewide x locally. (___ See continuation sheet for additional comments.)

M Catherine Slusser 4/22/97
Signature of certifying official Date

Virginia Department of Historic Resources
State or Federal agency and bureau

In my opinion, the property ___ meets ___ does not meet the National Register criteria. (___ See continuation sheet for additional comments.)

Signature of commenting or other official Date

State or Federal agency and bureau

4. National Park Service Certification

I, hereby certify that this property is:

__entered in the National Register_____
  __See continuation sheet.
__determined eligible for the
  National Register_____
  __See continuation sheet.
__determined not eligible for the_____
  National Register
__removed from the National Register_____
__other (explain):_____

Signature of Keeper Date of Action

5. Classification

Ownership of Property (Check as many boxes as apply)
_x_private
__public-local
__public-State
__public-Federal

Category of Property (Check only one box)
_x_building(s)
__district
__site
__structure
__object

Number of Resources within Property

Contributing	Noncontributing	
4	2	buildings
		sites
		structures
		objects
4	2	Total

Number of contributing resources previously listed in the National Register 0

Name of related multiple property listing (Enter "N/A" if property is not part of a multiple property listing.)
N/A

6. Function or Use

Historic Functions (Enter categories from instructions)

Cat:	Sub:
COMMERCE	department store: general store
GOVERNMENT	post office
DOMESTIC	single dwelling
EDUCATION	school: academy

Current Functions (Enter categories from instructions)

Cat:	Sub:
COMMERCE	specialty store: arts and crafts

7. Description

Architectural Classification (Enter categories from instructions)
Greek Revival

Materials (Enter categories from instructions)
foundation Brick
roof Asphalt
walls Brick
other Porches: Wood
Chimneys: Brick
Lintels: Wood
Sills: Wood

Narrative Description (Describe the historic and current condition of the property on one or more continuation sheets.)

See continuation sheets.

8. Statement of Significance

Applicable National Register Criteria (Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing)

_x_ A Property is associated with events that have made a significant contribution to the broad patterns of our history.

___ B Property is associated with the lives of persons significant in our past.

_x_ C Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.

___ D Property has yielded, or is likely to yield information important in prehistory or history.

Criteria Considerations (Mark "X" in all the boxes that apply.)

___ A owned by a religious institution or used for religious purposes.

___ B removed from its original location.

___ C a birthplace or a grave.

___ D a cemetery.

___ E a reconstructed building, object,or structure.

___ F a commemorative property.

___ G less than 50 years of age or achieved significance within the past 50 years.

Areas of Significance (Enter categories from instructions)

Architecture
Commerce
Education
Politics/Government

Period of Significance c. 1869-c. 1947

Significant Dates c. 1869
c. 1876
c. 1890

Significant Person (Complete if Criterion B is marked above)

Cultural Affiliation

Architect/Builder Unknown

Narrative Statement of Significance (Explain the significance of the property on one or more continuation sheets.)

See continuation sheets.

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9. Major Bibliographical References

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(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

See continuation sheets.

Previous documentation on file (NPS)
__preliminary determination of individual listing (36 CFR 67) has been requested.
__previously listed in the National Register
__previously determined eligible by the National Register
__designated a National Historic Landmark
__recorded by Historic American Buildings Survey #_____
__recorded by Historic American Engineering Record #_____

Primary Location of Additional Data
x State Historic Preservation Office
__Other State agency
__Federal agency
__Local government
__University
__Other

Name of repository: VDHR

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10. Geographical Data

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Acreage of Property 2.747

UTM References (Place additional UTM references on a continuation sheet)

	Zone	Easting	Northing		Zone	Easting	Northing
1	17	670360	4176110	3	__	_____	_____
2	__	_____	_____	4	__	_____	_____

____ See continuation sheet.

Verbal Boundary Description (Describe the boundaries of the property on a continuation sheet.)

Boundary Justification (Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title Susan E. Smead

organization _____ date January 15, 1997

street & number 6708 Patterson Avenue telephone 804-282-1928

city or town Richmond state VA zip code 23226

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

Maps
A USGS map (7.5 or 15 minute series) indicating the property's location.
A sketch map for historic districts and properties having large acreage or numerous resources.

Photographs
Representative black and white photographs of the property.

Additional items (Check with the SHPO or FPO for any additional items)

Property Owner

(Complete this item at the request of the SHPO or FPO.)
name J. Gill Brockenbrough, Jr.

street & number Woodson's Mill, Rt. 778 telephone 804-277-8146

city or town Lowesville state VA zip code 22951

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 et seq.).
Estimated Burden Statement: Public reporting burden for this form is estimated to average 18.1 hours per response including the time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Project (1024-0018), Washington, DC 20503.

DESCRIPTION

The Hite Store, historically known as Riverview (and also historically referred to as Riverside), is a two story brick building on a raised basement, with an L-shaped plan configuration. It has architectural elaboration in the Greek Revival style. Topped by a hipped roof, the store's front facade features a full-width porch, with a second porch in the angle formed by the building's L-shaped plan. Dating from the third quarter of the nineteenth century (c. 1869), the Hite Store is located at the center of the hamlet of Lowesville in Amherst County. It faces west towards State Route 778, which is the main thoroughfare in Lowesville. The Hite Store was built to serve the community and the surrounding area as a general merchandise outlet, with residential quarters for the storekeeper incorporated in the rear portion of the building. This commercial and residential functional division is expressed in the appearance of the building. Five outbuildings cluster around the Hite Store, three of which contribute to the property's architectural and historical significance. The Hite Store stands on a slightly elevated site on the property, from which the ground level drops gradually to the south, east, and north. A gravel parking area is located in front of the store, and extends to the south; it is edged along the east side by a wall built from large river stones, probably dating from the 1920s. The stone wall also encloses the south side yard. The Hite Store property is landscaped with ornamental shrubs and overlooks agricultural land to the south and east, while the Piney River is located about 100 feet to the north.

Architectural Analysis

The Hite Store's L-shaped plan is composed of a rectangular block roughly perpendicular to Route 778, with the wing containing the commercial section of the building extending towards the front of the property, and presenting its end wall as the front facade. The building's brickwork is four-course American bond on all but the front facade, where a modified Flemish bond is apparent, consisting of four rows of stretchers alternating with one row laid in a stretcher-header pattern. The store is topped by a hipped roof clad with asphalt shingles, and edged by a boxed cornice above a broad frieze (the frieze is currently covered with aluminum, which the owner intends to remove).

The building's wing containing the store sales room has a three-bay front facade, composed on each floor of a center entrance flanked by windows. The first-floor entrance has a double door with three horizontally divided lights in the upper three-fourths of each leaf, and a recessed panel below. The windows to each side of the entrance contain eight-over-eight, double-hung wooden sash units. On the second floor, the entrance is fitted with a solid wooden door with four recessed panels. The door opening is framed by four-light sidelights with recessed panels below, and a five-light transom. Ornate solid brackets with a scrolled profile support the wooden lintel above the transom. The windows flanking the second-floor door contain six-over-six, double-hung wooden sash units, as do all of the remaining windows, except for the basement windows which have three-over-three double-hung wooden sash. The basement windows are also fitted with horizontal bars.

A full-width porch extends across the first floor of the front facade, with a shed roof resting on square wooden posts, which are decorated with beveled corners terminating in lamb's tongue chamfers. The porch has a concrete base, with concrete steps edged by metal pipe railings. The concrete threshold at the store's entrance is inscribed "I. T. Hite 1922", giving the

name of one of the store's owners in 1922, Isaac Thornton Hite. The front porch, which incorporates elements that appear to date from c. 1900, may have been built as late as 1922 or this date could record later work on the concrete portions of the porch. The porch had a predecessor, probably original to the building, that was more in keeping with the Hite Store's stylistic elaboration: paint ghosts and marks in the brickwork on the front wall indicate that the earlier structure, also full-width, terminated in pilasters and may have included a balustrade with bottom rails anchored into the brick wall. The original porch appears to have had a second level, perhaps also edged with a balustrade (the owner intends to rebuild the porch to an appearance appropriate for the building).

The Hite Store's secondary porch, located within the angle created by the two portions of the building, extends along the south side of the store wing and the front of the rear section. Aside from its hipped roof, this porch probably reflects the treatment of the original front porch. Its roof is edged with a boxed cornice, and supported on square wood posts with caps and bases. The porch has five bays, spanned by a wooden railing with rectangular balusters. Along the rear wall of the Hite Store is a two-level porch of recent construction, added soon after the building was purchased by its present owner in 1991. It has square wooden posts and wooden balustrades, and there is a stairway on the south end accessing both levels. Replacing an earlier two-level porch that extended across the rear facade, the present porch provides alternative access from the second floor in keeping with fire codes for public use of the building. Adjoining the rear porch is a small frame addition; it rises from the raised basement to the height of the building's cornice, and is topped by a shed roof. This addition contains a full bathroom at each floor level. It is clad on the exterior with weatherboard, and is lit on each floor by one window with six-over-six, double-hung wooden sash units.

The rear facade is three bays wide, with central entrances on the first and second floors. The first floor entrance has a wooden door with four recessed panels, and is topped by a three-light transom; the second level's entrance has a wooden double door, with two recessed panels in each leaf, and a four-light transom above. Two brick interior chimneys rise from symmetrical locations inside the rear facade (these were rebuilt within the past few years, and ceramic flues were installed for all of the fireplaces). The windows of the Hite Store are framed with wooden sills and molded wooden lintels, and are fitted with louvered wooden blinds.

The Hite Store's interior is dominated on the first floor by the store space. It has a pine floor, consisting of random-width boards ranging from about four inches to six inches in width; the original boards are intact except for the sections in the center and southwest corner of the room. The ceiling consists of planking, which is painted, and the walls are clad with tongue-and-groove paneling (reproduction paneling that replicates the original wall covering is in place). Two service counters original to the store survive: one extends along the north side of the store; the other stands in the southeast corner of the room. This corner also contains original wall shelving. The Hite Store served as the Lowesville Post Office from about 1876 until the early 1990s, and the postal service booth, which included a counter with a wire mesh partition above, stood in the southwest corner of the store. The two large windows in the Hite Store's front facade are framed on the interior to create display areas. Each frame is decorated with a molding at the top and bottom of the opening, and is edged with a cornice; each inner frame member, flanking the store entrance, is embellished with two vertical recessed panels.

Two other rooms are located on the Hite Store's first floor, within the rear portion of the building. They are separated by a hallway containing enclosed stairs to the second floor and to the basement. Each of the rooms has a simple vernacular Greek Revival mantlepiece, with wide pilasters finished with bases and caps, and a broad frieze below a plain mantle shelf. In the center hallway, the stairs ascending to the second floor have high risers measuring about 12 inches.

The second floor also contains three rooms, conforming to the position of those on the first floor, with a center hall between the two rooms in the building's rear section. Over the store space is a large room, which probably served as the school room when the Hite Store housed the Lowesville Academy in about 1890. At some point, most likely in the early twentieth century, the room was divided into smaller chambers to house boarders; the present owner removed these later walls to restore the space to its original dimensions. Each of the two remaining rooms on the second floor contains a mantlepiece like those on the first floor. The flooring on this level and in the south room on the first floor consist of the original random-width boards, ranging from about four to five inches wide. Throughout both levels, nearly all the interior doors are four-panel with pegged construction. The door frames have perpendicular joints, and are finished with an edge molding constructed with mitered corners. The window frames are beveled in plan, angling outward from the sash; they also have edge moldings. In the center hall on the second floor, the stairway opening is edged with a simple balustrade composed of rectangular wooden balusters supporting a flat rail with rounded edges. From the center hall, an opening in the ceiling leads to the building's unfinished attic. Above this space the roof framing members are exposed, and consist of machined lumber with rafters measuring about two by seven inches. The rafters are joined at the top to a board of smaller dimensions running along the ridge of the roof, and intermittent rafters are supported by vertical bracing members resting on the joists at the floor of the attic.

The Hite Store's basement contains three rooms, again reflecting the layout of the two floors above. The two rooms in the rear section have the enclosed stairway to the first floor between them. Each of these rooms has a fireplace mantle like those on the levels above. Below the store space is a large room apparently used originally for the storage of merchandise and supplies. It is accessed from the exterior by a wide entrance fitted with paired doors, each with four recessed panels; the doors can be barred on the interior by a heavy plank held by wooden brackets. The northeast corner of this room has been enclosed, and contains the furnace. Along the center of the storage room ceiling runs a beam supported by two square wooden posts; the beam consists of two members with an overlapping joint, and along the beam circular saw marks are visible. The walls in the storeroom are whitewashed brick, while the other two basement rooms have plastered walls. Throughout the basement the floors are concrete. In the storage room and the room immediately behind it to the east, the ceilings are clad with replacement tongue-and-groove paneling, while the remaining room retains a board ceiling. The north side of the northeast basement room was outfitted for use as a kitchen: a counter clad with tongue-and-groove paneling defines this space, and the north wall behind it is paneled with tongue-and-groove boards.

Of the five outbuildings on the Hite Store property, the three that contribute to the significance of the Hite Store appear to date from the second half of the nineteenth century. The outbuildings include three frame-constructed, gable-roofed and weatherboard-clad one-story buildings, clustered behind the Hite Store; and a gable-roofed log barn standing south of the store building alongside a fourth frame, one-story, gable-roofed and weatherboard-clad building. The non-contributing buildings, which include one of the frame buildings behind the store and the frame building adjoining the log barn, are

designated non-contributing because they were moved to the site. They were relocated from a farm adjoining the Hite Store property to the south, containing the William M. Waller House or Beard House (Virginia Department of Historic Resources [VDHR] Inventory No. 5-179). However, these outbuildings are compatible in form and construction with the Hite Store's contributing outbuildings, and their origins on the adjoining property are linked with the Hite Store property's history, because the parcel on which the store stands was once part of the property containing the Waller House. (And, until recently the owner of the Hite Store also owned the William M. Waller House.) The relocated outbuilding behind the Hite Store is one bay wide and one bay deep, with its entrance in the gable end facing the store building. It has one window on each side wall, covered with louvered blinds. The second relocated building, now standing next to the log barn on the Hite Store property, served as the rear ell on the Waller House until its removal in about 1915. This building contains two rooms, with an entrance into each room on the north side. One bay deep and three bays wide, the building's windows are covered with louvered blinds.

Behind the Hite Store, the contributing outbuilding that stands closest to the store building is one bay wide and one bay deep with its entrance in a south-facing gable end. It has subtle vernacular architectural details, consisting of a boxed cornice, molded barge boards, and square bosses on the door and window frames. The interior is lit by one window in each side wall, containing six-over-six, double-hung wood sash units. The walls on the interior are plastered. This building, which was moved about six feet to the south in the last few years to allow division of the present Hite Store parcel from the property adjoining to the north, stands on stone piers. Immediately southeast of this building stands another contributing outbuilding, which is two bays wide and one bay deep, and contains one story with a loft. The building's entrance is on the west side, facing the Hite Store, in one of the long walls and not a gable end; next to the entrance is a window with six-over-six, double hung wooden sash. A second window of the same description is located in the building's rear wall. Both window frames have low, pointed arched lintels with molded edges, and retain hardware for blinds. A fixed six-light window is located in the south gable, and two small, one-light windows are recent additions in the north gable. A stone exterior end chimney stood at the north wall, serving a fireplace on each floor; the upstairs hearth remains in place. On the interior, the loft is accessed by a short, steep, single run of stairs along the south wall, enclosed by a partition made of vertical planks. This building was probably used as living quarters for servants, and may have also functioned as a detached kitchen.

The third contributing outbuilding, and the most unusual and perhaps oldest of the group, is a one-story, double-pen log barn with a loft. It is two bays wide and one bay deep, with an entrance into each of the barn's two sections on the east side. A shed roof projects from the principal roof's edge along the full width of the east wall, sheltering the entrances and resting on square wooden posts. The loft, reached by a ladder from within, has an opening in each gable end. Vertical planking forms the exterior walls in the gables. The logs used to construct the barn are rough-hewn and saddle-notched, and do not extend beyond the building's corners. None of the walls have chinking. Inside the barn, the interior wall dividing the two pens is of the same type of construction as the exterior walls. The south pen apparently housed livestock in the recent past, as it contained two stalls with mangers; while the north pen may have been used for the storage of farm produce, including livestock feed, and perhaps merchandise for sale in the store building was kept here as well.

The design of the Hite Store is unusual for its date of construction and its location in rural Lowesville. The building's size, construction materials, and degree of stylistic elaboration represent more ambitious architectural expression and a higher

economic investment that the more typical rural store of the period, generally considerably smaller in size and of frame construction. The Hite Store is compact in form, without the additive appearance of many general stores, which were given additions to house merchandise and offer expanded sales space. Instead the basement room under the Hite Store's sales area provided storage. The arrangement of the Hite Store's interior sales space is characteristic of the configuration of space common in rural general stores by 1900: the walls were lined with shelves, holding a variety of items for sale. A dry goods counter was generally located along the wall to the right as one entered the store, while the grocery and hardware counters were on the left. The Post Office counter was usually situated in the right front corner, as it was in the Hite Store. Typically general stores were sited so that a gable end wall faced the street, and by 1900, development of the store front had advanced to the point where its characteristics clearly distinguished the store from domestic buildings. Display windows were becoming commonplace, along with awnings or porches built to shelter the store's entrance facade.[1] The Hite Store reflects these exterior developments at an early date, with an end wall comprising the store front, and featuring large display windows, a central entrance, and a full-width porch.

In Virginia, rural general store buildings comparable to the Hite Store in age and appearance are relatively rare. A slightly younger, brick, two-story example, the Laurel Mills Store in Laurel Mills, Rappahannock County (VDHR Inventory No. 78-55) dates from c. 1877. Coffey's Store, built in Woodson, Amherst County, a hamlet located about two and one-quarter miles north of Lowesville, probably dates from around the turn of the century and presents a simpler design than the Hite Store: Coffey's Store is of frame construction, two stories in height, with the store front in a gable end, sheltered by a two-story porch. Neither of these stores appears to have incorporated the sizeable living accommodations found in the Hite Store.[2] Store buildings dating from the eighteenth century, among the rehabilitated buildings located in Colonial Williamsburg, present information about the appearance of early examples of this type of commercial building. These include one- and two-story buildings of frame or of brick construction, ranging from the highly articulated and embellished appearance of the c. 1738-40 Prentis Store to the simpler Nicolson Shop, probably built by 1796.[3] Variations in the appearance of store buildings in Virginia, through the early twentieth century, range from modest, one-story buildings often containing only one room, to two-story examples with stylistic elaboration and store fronts echoing recent developments in commercial architectural design. The Hite Store is of the latter kind, due to its size and high degree of architectural

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[1]Gerald Carson, The Old Country Store (New York: Oxford University Press, 1954)191-94; Larry Freeman, The Country Store (Watkins Glen, NY: Century House, 1955) 35-39; Thomas D. Clark, Pills, Petticoats and Plows: The Southern Country Store (New York: Bobbs-Merrill, 1944) 34-39.

[2]Mary Frances Fannon, Preliminary Information Request for Laurel Mills Store, Sept. 11, 1991 (on file, VDHR Archives); photograph of Coffey's Store (on file, Amherst County Historical Society); Sherrie and William McLeRoy, Passages: A History of Amherst County ([Lynchburg, VA: S.S. McLeRoy] 1977) 73.

[3]Marcus Whiffen, The Eighteenth-Century Houses of Williamsburg (1960; Williamsburg: The Colonial Williamsburg Foundation, 1985) 140-41, 225-27.

definition for its period of construction and rural location. Further, its appearance reflects the unusual merging of a two-story commercial building with a two-story rectangular block containing domestic accommodations.

Standing in Lowesville near the Hite Store are two other historic properties, the c. 1825-30 Waller House, and across Route 778 to the southwest, a brick I-house that probably dates from about the mid-nineteenth century, and exhibits construction details like those of the Hite Store (VDHR Inventory No. 5-180).[4] The Hite Store is the most prominent commercial building in the center of the community of Lowesville. Beyond its local importance, it is significant as a rare, architecturally noteworthy, and well-preserved example of the nineteenth-century rural community general store in Virginia.

[4]Gloria Scott, Virginia Historic Landmarks Commission Survey Form: William M. Waller House (Beard House), Sept. 1980 (on file, VDHR Archives); Gloria Scott, Virginia Historic Landmarks Commission Survey Form: Brick House, Oct. 1980 (on file, VDHR Archives).

STATEMENT OF SIGNIFICANCE

The Hite Store has served the general merchandise needs of the Lowesville community and the surrounding area for at least 125 years, since its construction in about 1869. The building, designed to contain domestic accommodations for the store keeper, also functioned as the local post office throughout much of its existence, from c. 1876 until the early 1990s. In about 1890 the Lowesville Academy was housed in the Hite Store building, and later it doubled as a boarding house. The Hite Store is historically important as a fine example of Virginia's small town general stores, which were often called upon to serve additional functions beyond merchandise sales, and that became local centers for public activity. The Hite Store is one of a limited, increasingly rare, number of such buildings in the state. It presents a high level of architectural achievement among examples of its type, possibly indicative of a period of commercial prosperity in the Lowesville area, and suggests that the store's builders made a sizeable investment in the Lowesville region's economy. The building retains a high level of physical integrity, and continues to function as an important commercial and architectural component of the community of Lowesville.

Because of its service as a commercial center and post office for the Lowesville community, the Hite Store figured prominently in the town's economic and social life, and is associated with Criterion A. The store is also eligible under Criterion C, as its appearance embodies the distinctive features of its type and period. The Hite Store is a large, well-designed example of a rural country store, and stylistically it reflects its period of construction in the third quarter of the nineteenth century. The store's period of significance is its c. 1869 date of construction, and the range of time during which it functioned as a general store, from c. 1869 until about 1990. This time frame includes the significant dates of 1876, when the Lowesville post office was establised in the store, where it remained until 1992; and c. 1890, when the store housed the Lowesville Academy.

Historical Background

The Hite Store was built only a few years after the end of the Civil War, on the eve of economic growth in the Lowesville area. In the late eighteenth century and through the first half of the nineteenth century, the region's economy was dominated by farming and milling. The William M. Waller House, built c. 1825-30 about one-quarter mile south of the site of the Hite Store, was the residence from which William Waller oversaw a farm that was comprised of 500 acres at his death in 1849. This tract contained the parcel on which the Hite Store now stands. About three-quarters of a mile east of the Hite Store's site stands Woodson's Mill (VDHR Inventory No. 62-93), dating in part from c. 1794, located just over the Nelson County line. Lynchburg, the closest sizeable community at about 25 miles south of Lowesville, experienced an increase in population accompanied by an era of building in the 1850s. The completion in about 1860 of the Orange and Alexandria Railroad to Amherst, located approximately 10 miles south of Lowesville, encouraged further growth in the region.[5]

[5]Scott, Virginia Historic Landmarks Commission Survey Form: William M. Waller House; Amherst County Deed Book DD, 352, Amherst County Court House, Amherst, Virginia; Amherst County Deed Book GG, 461-62; Susan E. Smead and Marc C. Wagner, National Register of Historic Places Registration Form: Woodson's Mill, 1992 (on file, VDHR

A Civil War-era map indicates that at that time Lowesville (spelled "Lowsville" on the map) was comprised of a collection of four buildings. The location of one of the buildings indicates that it may be the brick house located west of the Hite Store's site across present-day Route 778, probably dating from mid-century. This house is thought to have contained a store at one time, and tradition holds that there were once two other store buildings formerly located immediately north of the brick house. Therefore it is likely that Lowesville supported a general store before the construction of the Hite Store.[6]

During much of the last half of the nineteenth century and through the mid-twentieth century, the Hite Store was one of at least three stores in the Lowesville community. From the 1870s into the early twentieth century, Lowesville and the nearby community of Woodson were centers of lumbering, and businesses emerged partly to support this growing industry. Between 1881 and 1882 Lowesville numbered among its enterprises a gristmill, operated by B. M. Davidson; a sawmill, run by W. S. Gill; and had a physician in residence in the community. In 1888 to 1889, Lowesville supported the businesses of E. G. Woodson, druggist; F. A. Massie, distiller; Edmund Massie, millwright; D. L. Tucker, a saddle and harness maker; and the grist mill and saw mill run by B. M. Davidson and W. S. Gill. The designation of the Hite Store as the local post office in 1876 helped to secure the prominence of this business in the community. In about 1890, the Lowesville Academy was conducted in the Hite Store building, possibly meeting on the second floor in the large room over the store. Later in the nineteenth century or the early twentieth century this room was divided into smaller spaces, and the Hite Store building was used to house boarders.[7]

In 1869 Henry Loving and Nathan C. Taliaferro bought the parcel of land on which the Hite Store now stands, from Samuel S. and Francis A. Harris, for the sum of $487.90. The Harrises were the purchasers of the William M. Wallace farm from Wallace's heirs; the tract sold to Loving and Taliaferro, comprised of five and one-eighth acres, was conveyed to D. S. Woodson by a contract of March 3, 1868, and the contract was then assigned to Taliaferro and Loving by Woodson. There is no indication in the deed recording this transaction that buildings were standing on the parcel at the time of its sale.[8] It is likely that the Hite Store was built on the property by Loving and Taliaferro, soon after its purchase.

Archives); W. Asbury Christian, Lynchburg and Its People (Lynchburg: J.P. Bell, 1900)148, 151, 182. Woodson's Mill is listed in the National Register of Historic Places, and is currently owned and operated by the owner of the Hite Store.

[6]Confederate Engineers Maps: Jeremy Francis Gilmer Collection - Amherst County (on file, Virginia Historical Society) sheet 59; Scott, Virginia Historic Landmarks Commission Survey Form: Brick House.

[7]Notes, "Lowesville 1888-1889, Lowesville 1881-1882" (on file, Amherst County Historical Society); Post Office Department, Appointment Office [application for a post office at Lowesville], Aug. 23, 1876 (in possession of J. Gill Brockenbrough, Jr.); Robert R. Feagans, Jr., Virginia Historic Landmark Commission Survey Form: Riverview [Hite Store], Aug. 1973 (on file, VDHR Archives); McLeRoy, 7, 83, 85.

[8]Amherst County Deed Book GG, 461-62.

According to the 1860 census records, Henry Loving was then a resident of Amherst County, following the occupation of farmer; while Nathan Taliaferro was living in Lynchburg in 1860, and gave his profession as that of speculator (previously, in the 1850 census, Taliaferro was listed as a resident of Lynchburg with the occupation of teacher, while Henry Loving was already a resident of Amherst County in 1850). In the 1870 census records Henry Loving and Nathan Taliaferro are both listed as Amherst County residents with farming given as their occupation.[9]

Partnership arrangements for general store ownership were quite common in the south in the nineteenth century. Business collaboration of this kind could provide the funding necessary to establish a commercial enterprise; and occasionally such business partnerships were sought by individuals looking to invest surplus capital. It is possible that both factors were behind the arrangement between Henry Loving and Nathan Taliaferro, although it is not clear whether they were equally responsible for providing investment funds or if one of them was a more active investor in the venture. In 1860, according to census records, Henry Loving was 49 years of age, and had a wife, Sarah, aged 36, and five children. The value given the family's real estate was $10,367, and their personal estate was worth $10,225. Nathan Taliaferro, aged 36 in 1860, was married to Mary E., 35, and had four children; the family's real estate was valued at $5,000, and their personal estate at $8,000. Ten years later the 1870 census lists Henry Loving's family with real estate valued at $25,000, and a personal estate of $8,000; Nathan Taliaferro's family owned $5,000 in real estate and a personal estate of $2,000.[10]

From 1863 until 1875, Nathan Taliaferro also owned Woodson's Mill, located at the outskirts of Lowesville. He purchased the property in August 1863 for $15,000, and sold it in August 1875 for $8,000. While it appears that Henry Lowing had greater financial reserves in the property where he resided and in his personal effects, clearly Nathan Taliaferro made a substantial investment in the Lowesville community's economy during the 1860s and early 1870s. In October 1875, the same year that Taliaferro sold Woodson's Mill, the Hite Store and its five and one-eighth acre parcel passed from the hands of Loving and Taliaferro to the ownership of Dr. John J. Robertson for the sum of $2,500. At this point, according to the deed, the property was called "Riverside". In comparison with the purchase price paid by Loving and Taliaferro for the Hite Store property, it had increased in value by more than five times its worth six years before, apparently reflective of the construction of the store building and possibly also indicative of its success as a business. By the time of the sale of the Hite Store to Robertson, Nathan Taliaferro had relocated to Richmond.[11]

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[9]National Archives, 1860 United States Census - Virginia (Washington, D.C.: National Archives, n.d.), microfilm roll T7-292, 272, and roll T7-291, 331; National Archives, 1850 United State Census - Virginia, microfilm roll T6-324, 104; Ronald Vern Jackson, et al., ed. Virginia 1850 Census Index (Bountiful, UT: Accelerated Indexing Systems, c. 1976) 93; National Archives, 1870 United States Census - Virginia, microfilm roll T8-411, 576, 580.

[10]1860 United States Census; 1870 United States Census.

[11]Nelson County Deed Book 16, 240, Nelson County Court House, Lovingston; Nelson County Deed Book 21, 22; Amherst County Deed Book KK, 143. The seemingly high price of $15,000 paid by Nathan Taliaferro for Woodson's Mill may indicate a purchase made with devalued Confederate currency.

The Hite Store passed by inheritance to Bessie B. Ellis, formerly Bessie Robertson, who apparently was either the wife or daughter of Dr. Robertson. The property was then sold to G.T. Vaughan, but this transaction became embroiled in a law suit, and the store was sold at auction in June 1888 when it was purchased by Robert T. Ellis, the husband of Bessie Ellis, for $1,570. Eliza Wilmore purchased the Hite Store from the Ellises in April 1890 for $1,900. Several years later, in June 1897, the propety passed from Eliza Willmer (as the later deed spelled her name) to John H. and Cora M. Massie, for $1,300; this sale was conducted according to an agreement made between the parties in February 1896. In July 1902 the Massies sold the store to Camilla J. Hite and Mary C. Thornton for $1,600. From the date of this transaction, the Hite Store remained in the possession of the Hite and Thornton families until its purchase by the present owner in 1991. Camilla Hite and Mary Thornton each conveyed their interests in the Hite Store to Mary Louise and Isaac Thornton Hite, upon their deaths in 1919 and 1930 respectively. A plat dated 1937 indicates that the parcel contained 5.1 acres by that time, almost exactly the size of the original lot sold to Loving and Taliaferro in 1869. In December 1971, Isaac Thornton Hite conveyed ownership of the parcel to Robert Thornton Hite, and following Hite's death , the executor of his estate sold the Hite Store property to J. Gill Brockenbrough, Jr. in January 1991.[12]

During ownership of the store by Isaac Thornton and Mary Louise Hite, the couple lived in the store, and also rented rooms to teachers from the Lowesville school, which stood on the east bank of the Piney River north of the store building. Mrs. Hite taught school until the time of her death. The Hite Store also boarded traveling salesmen, who generally came to Lowesville by train and disembarked at the depot that was located across the river from the store building. The Hites used the building's rooms for functions reflected in their present appearance: the kitchen and dining room were located in the basement, and the large basement room under the store served as storage space for merchandise. Mr. Hite maintained an apple orchard on the property, and raised tobacco. The log barn may have been used for drying the tobacco; it was used to house livestock, possibly including Mr. Hite's team of horses. Also, one of the frame buildings standing behind the Hite Store served as a school house. These varied private and public functions of the Hite Store property, including service as a residence and small-scale farm, operation as a general store, post office, and boarding house, and accommodation of an educational facility, ensured its prominent place in the community.[13]

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[12]Amherst County Deed Book WW, 52; Amherst County Deed Book XX, 123-25; Amherst County Deed Book 52, 199; Amherst County Deed Book 81, 159; Amherst County Deed Book 100, 353; Amherst County Deed Book 497, 303-04; Amherst County Deed Book 622, 67-68; Amherst County Plat Book 13, 113. In October 1921 Mary C. Thornton and Isaac and Mary Louise Hite conveyed one-fifth acre of the Hite Store property to the County of Amherst for $175, comprised of a strip of land extending 60 ft. along the middle of the "County Road" to the middle of the Big Piney River, then down the river 140 ft. "to the lower side of the public wagon bridge now under construction" (Amherst County Deed Book 84, 523).

[13]Adis Woodson Canody, telephone interview, February 8, 1997; Laurene Campbell, telephone interview, February 8, 1997.

The origins of the Hite Store appear to have stemmed from the ambitions of a local farmer, and a more recently arrived resident of Amherst County who may have been a critical financial backer of the business. The Hite Store served as an important component in an economy built upon farming and related enterprises, such as milling, which further expanded in the late nineteenth and early twentieth centuries with the rise of lumbering. A link to the world beyond Lowesville was provided by the store, by offering merchandise brought in from outside the community and through its service as the local post office. The Hite Store was also a gathering place for residents of Lowesville and the surrounding area. Through the mid-twentieth century, the stove that heated the store had chairs standing nearby for the use of visitors.[14]

Much of the built evidence of the earlier years of Lowesville's past is now gone, including the two store buildings that once stood west of the Hite Store across Route 778. The Hite Store and the brick house across Route 778 west of the store are the two prominent examples of buildings from Lowesville's past still standing in the center of the community, while the nearby Waller House and Woodson's Mill are two other significant architectural links to Lowesville's history. Of this group, the Hite Store is a unique representative of important aspects of the community's commercial, social, governmental and educational activity for well over a century.

[14]Laurene Campbell.

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VERBAL BOUNDARY DESCRIPTION

The boundary of the property associated with the Hite Store is described in the deed of transfer to the present owner, Deed Book 622, page 67-68, Amherst County Deeds, Amherst County Court House, Amherst, Virginia. It is shown on the attached plat, from Amherst County Plat Book L, page 144.

BOUNDARY JUSTIFICATION

The boundary includes the Hite Store building and other buidlings historically associated with the Hite Store, and the property on which the buildings stand, part of the original Hite Store parcel. The parcel to the north, divided from the Hite Store parcel in 1991, has been omitted as it was developed into a residential property and supports a c. 1960s ranch style house.

ADDITIONAL DOCUMENTATION: PHOTOGRAPHS

1. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store, north and west (front) facades
NEG. NO.: 15176-11
FILE NO.: 5-58
PHOTO 1 of 27

2. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store, west (front) and south facades
NEG. NO.: 15176-13
FILE NO.: 5-58
PHOTO 2 of 27

3. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond.
VIEW OF: Hite Store, detail of east (rear) facade, first floor
NEG. NO.: 15176-2
FILE NO.: 5-58
PHOTO 3 of 27

4. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Outbuildings - log barn and former rear ell, removed from Waller House, east and north facades
NEG. NO.: 15176-13
FILE NO.: 5-58
PHOTO 4 of 27

5. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Outbuildings - former rear ell, Waller House, and log barn, south and east facades
NEG. NO.: 15176-5

FILE NO.: 5-58
PHOTO 5 of 27

6. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Outbuildings - log barn and former rear ell, Waller House, north and west facades
NEG. NO.: 15176-14
FILE NO.: 5-58
PHOTO 6 of 27

7. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Outbuilding - log barn, detail of east facade, door into north pen
NEG. NO.: 15176-22
FILE NO.: 5-58
PHOTO 7 of 27

8. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store with outbuildings, north and west facades
NEG. NO.: 15176-9
FILE NO.: 5-58
PHOTO 8 of 27

9. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store with outbuildings, south and east facades
NEG. NO.: 15176-4
FILE NO.: 5-58
PHOTO 9 of 27

10. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Outbuildings - office?, kitchen/quarters?, shed (moved to site), north and west facades

NEG. NO.: 15176-20
FILE NO.: 5-58
PHOTO 10 of 27

11. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Outbuildings - office?, kitchen/quarters?, shed, west and south facades
NEG. NO.: 15176-17
FILE NO.: 5-58
PHOTO 11 of 27

12. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Outbuilding - kitchen/quarters?, west (front) and south facades
NEG. NO.: 15176-18
FILE NO.: 5-58
PHOTO 12 of 27

13. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Outbuilding - office?, west and south (front) facades
NEG. NO.: 15176-19
FILE NO.: 5-58
PHOTO 13 of 27

14. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store, interior of store showing original counter
NEG. NO.: 15177-14
FILE NO.: 5-58
PHOTO 14 of 27

15. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond

VIEW OF: Hite Store, interior of store showing original counter and shelves
NEG. NO.: 15177-18
FILE NO.: 5-58
PHOTO 15 of 27

16. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store, interior of store showing original counter
NEG. NO.: 15177-15
FILE NO.: 5-58
PHOTO 16 of 27

17. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store, interior of store showing display window and front entrance doors
NEG. NO.: 15177-21
FILE NO.: 5-58
PHOTO 17 of 27

18. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store, interior of store, detail of display window
NEG. NO.: 15177-22
FILE NO.: 5-58
PHOTO 18 of 27

19. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store, interior view of stairs from first floor to second floor
NEG. NO.: 15177-8
FILE NO.: 5-58
PHOTO 19 of 27

20. CREDIT: Susan E. Smead

DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store, interior view of room behind store
NEG. NO.: 15177-12
FILE NO.: 5-58
PHOTO 20 of 27

21. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store, interior view of room in south end of rear wing, first floor
NEG. NO.: 15177-10
FILE NO.: 5-58
PHOTO 21 of 27

22. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store, interior view of second floor hallway
NEG. NO.: 15177-34
FILE NO.: 5-58
PHOTO 22 of 27

23. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store, interior view of room in south end of rear wing, second floor
NEG. NO.: 15177-30
FILE NO.: 5-58
PHOTO 23 of 27

24. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store, interior view of room in north end of rear wing, second floor
NEG. NO.: 15177-36
FILE NO.: 5-58
PHOTO 24 of 27

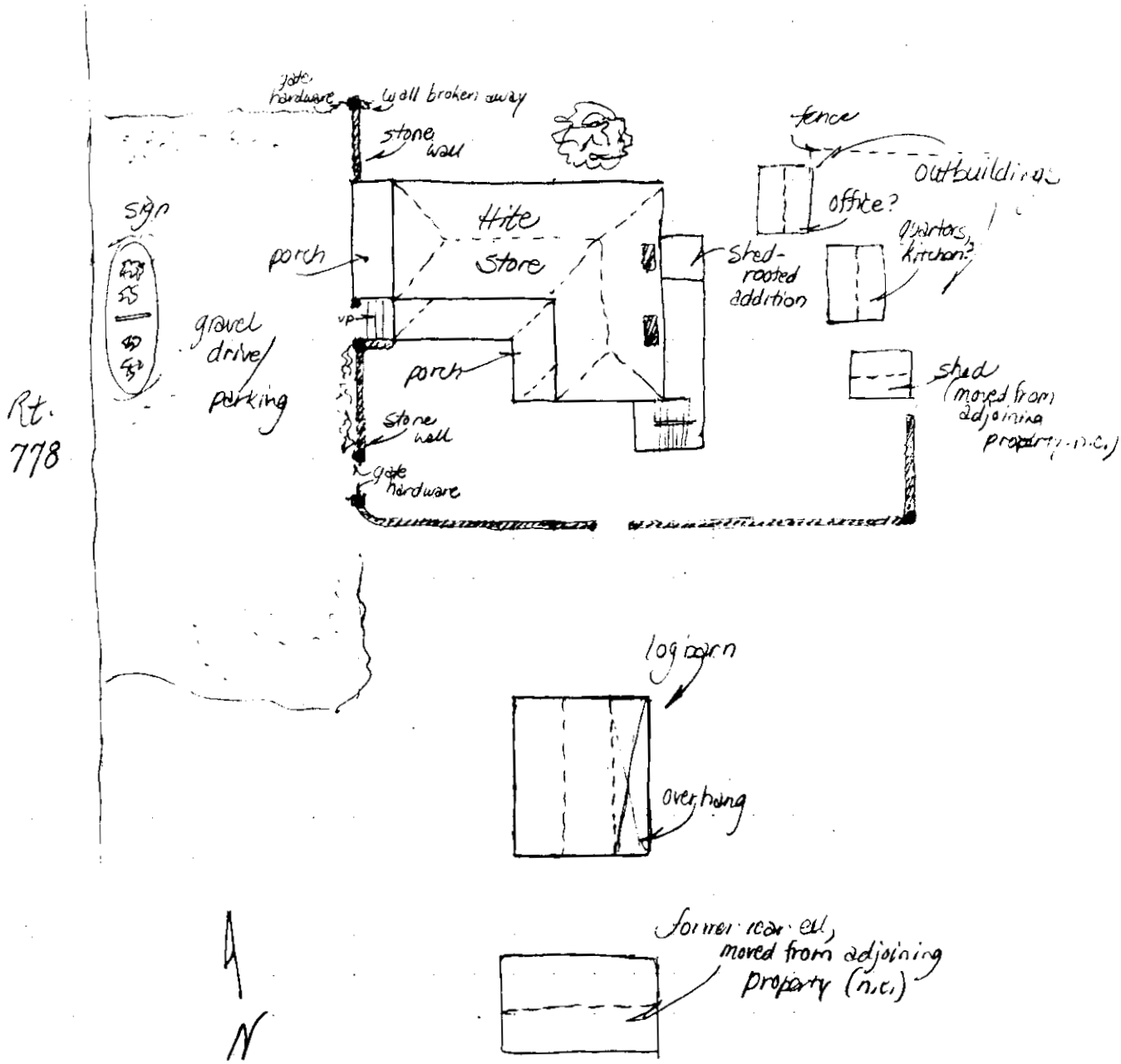
25. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store, interior view of room in north end of rear wing, basement
NEG. NO.: 15177-7
FILE NO.: 5-58
PHOTO 25 of 27

26. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store, interior view of storage room, basement
NEG. NO.: 15177-3
FILE NO.: 5-58
PHOTO 26 of 27

27. CREDIT: Susan E. Smead
DATE: January 4, 1997
NEGATIVE FILED: Library of Virginia, Richmond
VIEW OF: Hite Store, interior view of storage room, detail showing post and beam
NEG. NO.: 15177-4
FILE NO.: 5-58
PHOTO 27 of 27

Hite Store
VDHR 5-58

12/15/96 n.t.s.
S.E. Smedal



ROBERT THORNTON HITE
TO WIT STATE OF VIRGINIA COUNTY OF AMHERST

I, _____, A NOTARY PUBLIC IN AND FOR THE COUNTY AND STATE AFORESAID DO CERTIFY THAT THE OWNERS WHOSE NAMES ARE SIGNED HERETO HAVE ACKNOWLEDGED THE SAME BEFORE ME THIS _____ DAY OF _____, 19__ MY COMMISSION EXPIRES _____

NOTARY PUBLIC

VICINITY MAP

409

ROBERT THORNTON HITE
DB 497 P. 303
RESIDUE ± 2.5934Ac ±
(ACCORDING TO PLAT IN PB "8" P 113)

NOTE: PART OF THIS PROPERTY IS MARKED FLOOD PLAIN WITHIN THE F.E.M. 100 YEAR FLOOD PLAIN AS DETERMINED BY F.E.M.A.

TO RTE 151

IPS

56°21'31"E 38.98'

EXISTING 1-STORY FRAME SHED TO BE REMOVED

HWY MON at 333.16'

CHAIN LINK FENCE

2-STORY BRICK BUILDING (OLD POST OFFICE)

CORNER METAL FENCE POST

FRAME SHED

FENCE

KIRBY
DB 330 P 308

EVELYN

IPS

ROCK WALL

LOCATION

FLOOD PLAIN

100 YR

BARN

RTE 778

N42°32'16"E 351.94

PARCEL "A"

2.747Ac.

102.20 S10°38'44"W

BROCKENBROUGH
DB 602 P 699
REF (CN 90182)

This Plat is part of Deed Robert T. Hite by Eron to. T. Gill Brockenbrough, Jr.
recorded February 19, 1991
in Deed Book 622 Page 060
Roy C. Mays III Clerk

HITE STORE, AMHERST CO., VA
(N.T.S.)

365.96
N77°53'16"W

J GILL BROCKENBROUGH
DB 602 P 699
REF (CN 90182)

OF TITLE
D TO ROBERT THORNTON HITE BY
AND RECORDED IN DEED BOOK 497
CE OF THE CIRCUIT COURT OF AMHERST

K 8 PAGE 113

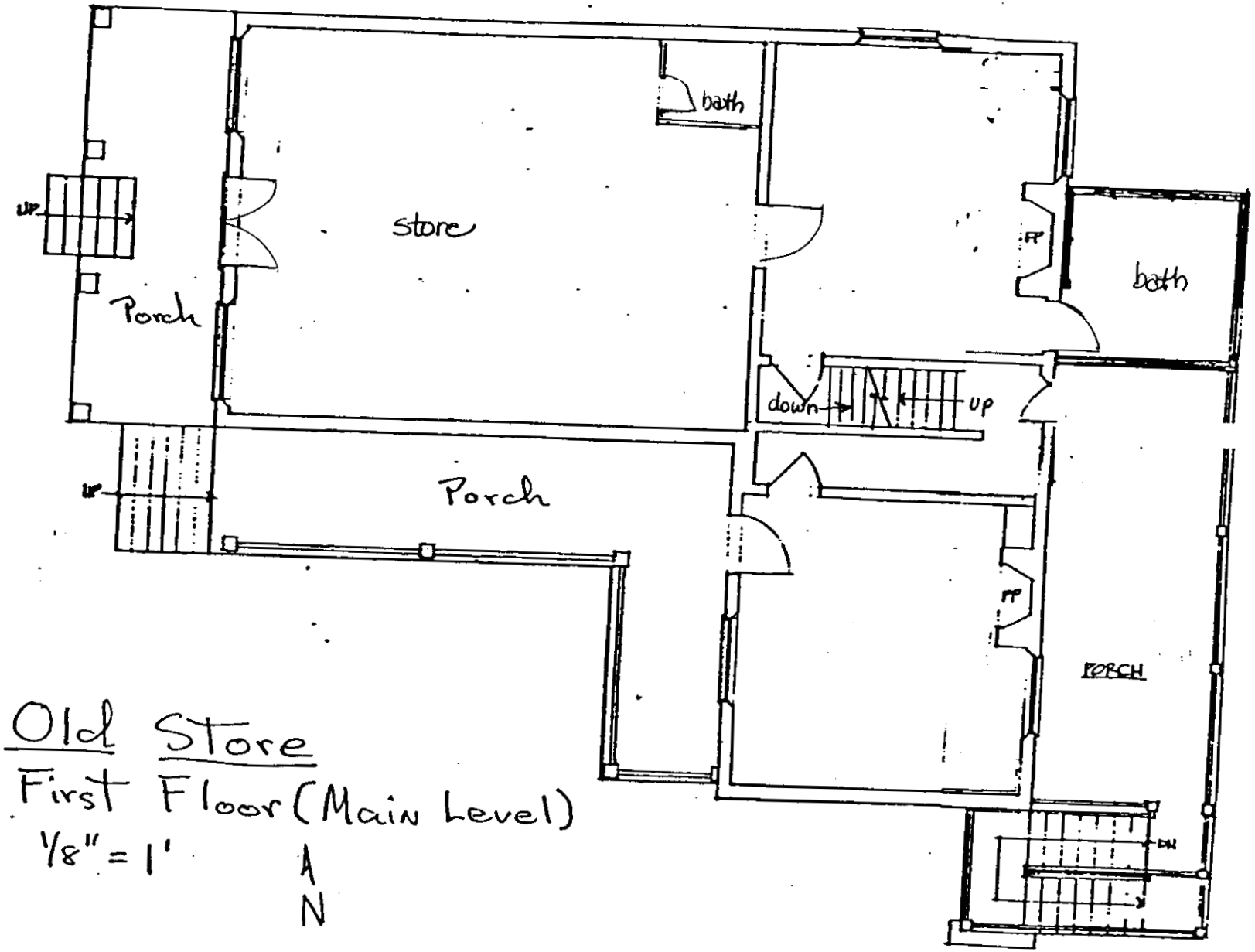
PLAT SHOWING
PARCEL "A"
DIVISION OF THE PROPERTY OF

ROBERT THORNTON HITE

THIS PLAT WAS PREPARED FROM AN ACTUAL FIELD SURVEY MADE THIS DAY. THERE ARE NO VISUAL ENCROACHMENTS OR EASEMENTS EXCEPT AS SHOWN.

Hite Store

VDHR 5-58



Old Store

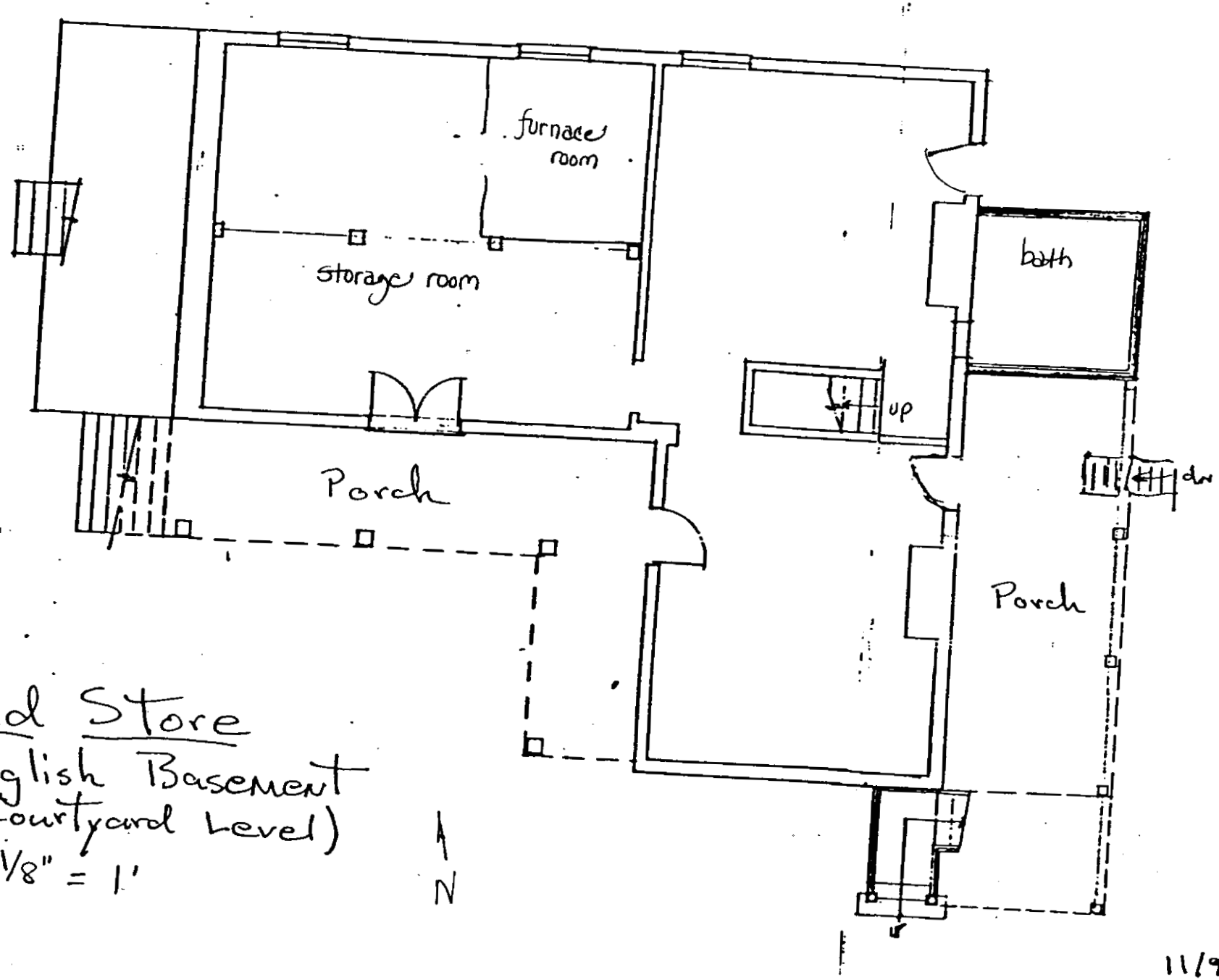
First Floor (Main Level)

1/8" = 1'

N

11/96

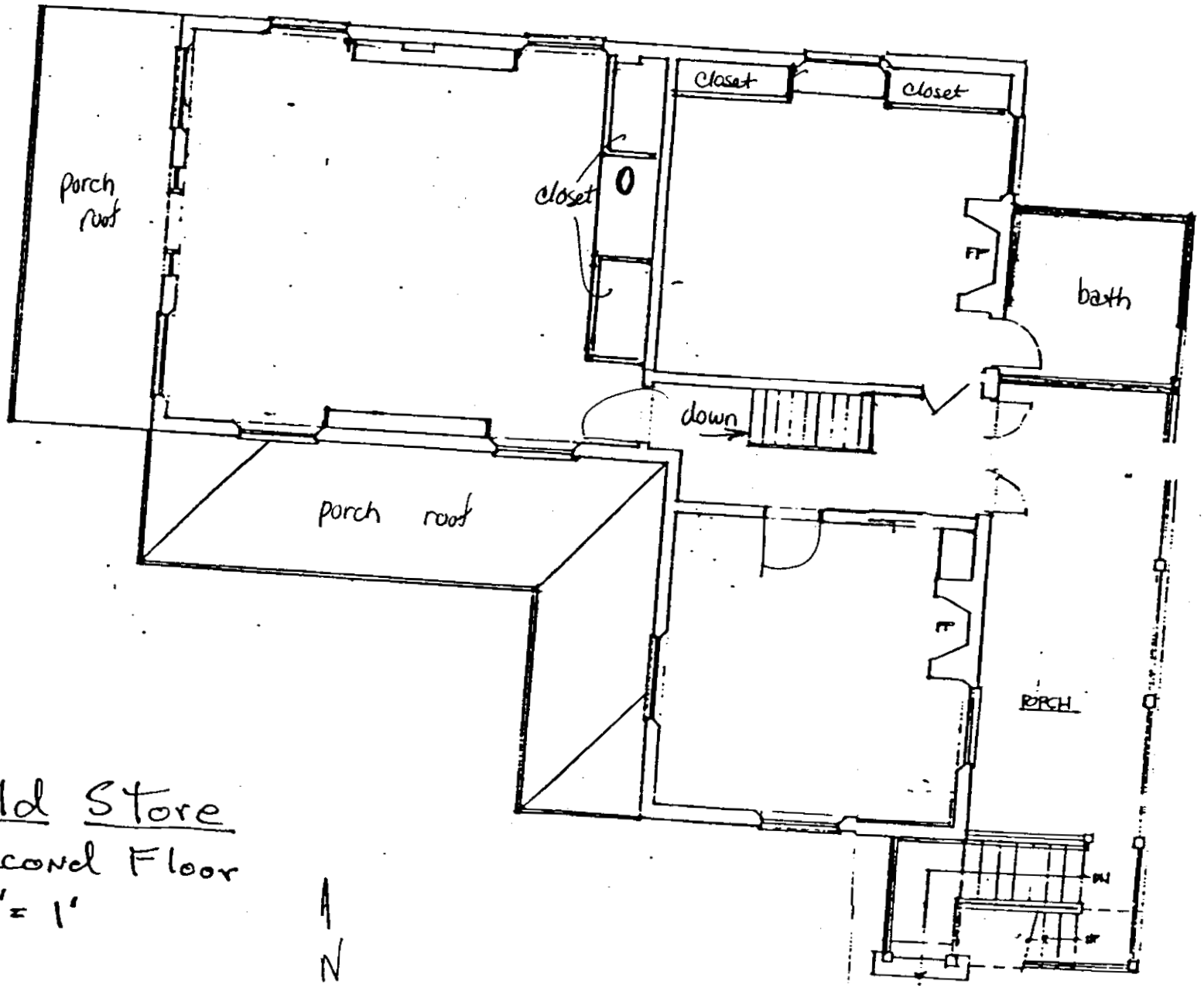
Hite Store
VDHR 5-58



Old Store
English Basement
(Courtyard Level)
1/8" = 1'

11/96

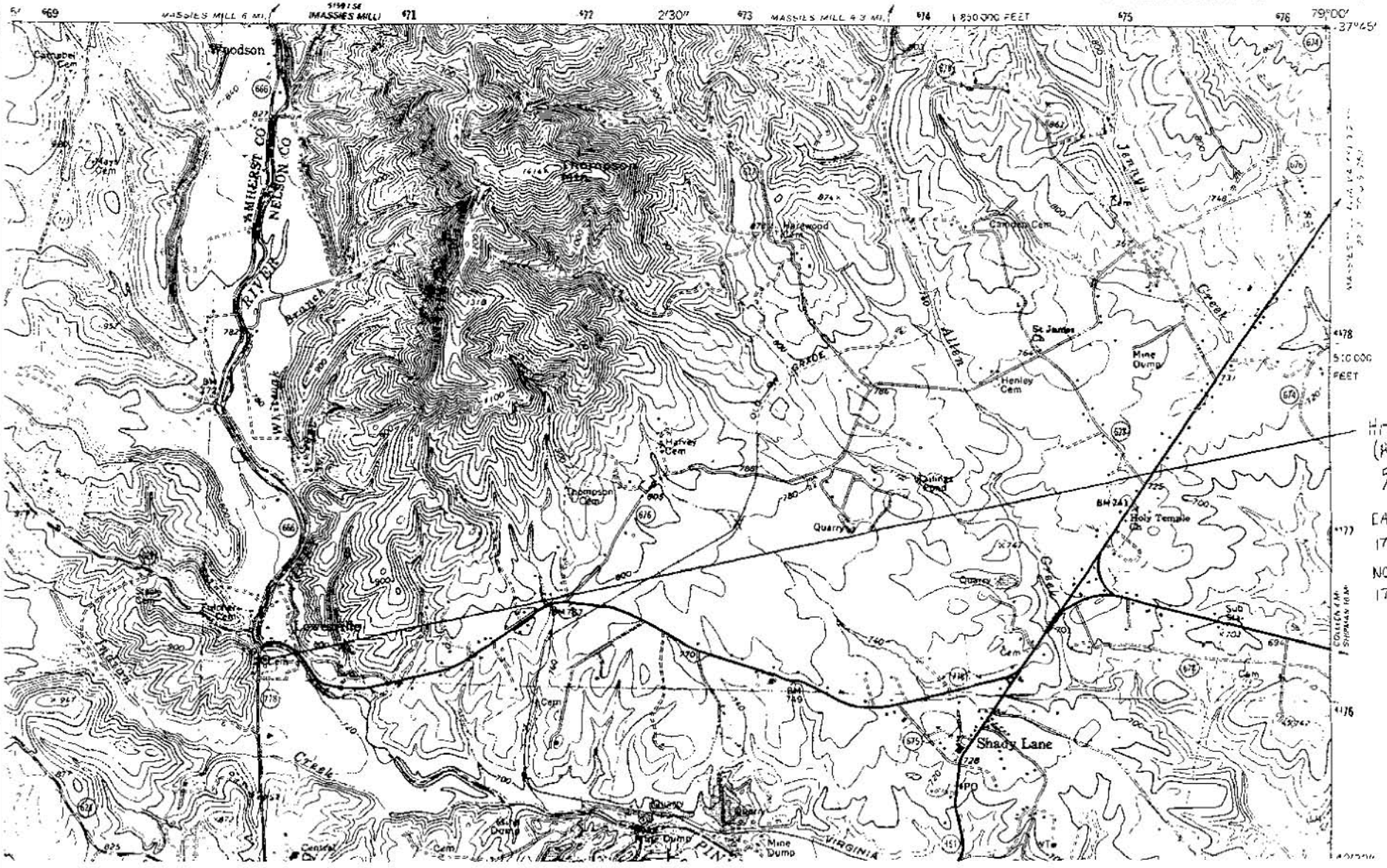
Hite Store
VDHR 5-98



Old Store
Second Floor
1/8" = 1'

N

11/96

COMMONWEALTH OF VIRGINIA
DIVISION OF MINERAL RESOURCES

VIRGINIA
7.5 MINUTE SERIES (TOPOGRAPHIC)
NE/4 AMHERST 15' QUADRANGLE