

**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 of eligibility for individual properties or districts. See instructions in *Guidelines for Completing National Register Forms* (National Register Bulletin 16.) Complete each item by marking "x" in the appropriate box or by entering the requested information. If an item does not apply to the property being documented, enter "N/A" for "not applicable" For functions, styles, materials and areas of significance, enter only the categories and subcategories listed in the instructions. For additional space use continuation sheets (Form 10-900a) Type all entries.

**1. Name of Property**

historic name: Kennedy-Wade's Mill Historic District DHR File No. 81-33  
other names/site number: McFadden House, Buffalo Springs Farm DHR File No. 81-38

**2. Location**

street & number: SR 606 (Raphine Road) 2000' NE of junction with SR 721 not for pub  
city, town: Raphine vicinity: N/A  
state: Virginia code: VA county: Rockbridge code: 163 zip code: 24472

**3. Classification**

Ownership of Property	Category of Property	Number of Resources within Property	
		Contributing	Noncontributing
X private	building(s)		
public-local	X district	13	2 buildings
public-State	site	0	0 sites
public-Federal	structure	5	3 structures
	object	0	0 objects
		Total 18	5

Name of related multiple property listing: N/A  
Number of contributing resources previously listed in the National Register: 1

**4. State/Federal Agency Certification**

As the designated authority under the National Historic Preservation Act of 1966, 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.    See continuation sheet.

Signature of certifying official    *Hugh C. Miller*    Date    *March 7, 1999*  
State or Federal agency and bureau    Director, Department of Historic Resources

In my opinion, the property    meets    does not meet the National Register criteria.    See continuation sheet.

Signature of commenting or other official       Date     
State or Federal agency and bureau   

**5. 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 the Keeper

Date of Action

**6. Function or Use**

Historic Functions (enter categories from instructions)  
 DOMESTIC/single dwelling  
 DOMESTIC/secondary structure  
 AGRICULTURE/SUBSISTENCE/agricultural outbuilding  
 INDUSTRY/manufacturing facility

Current Functions  
 DOMESTIC/single dwelling  
 DOMESTIC/secondary structure  
 AGRICULTURE/SUBSISTENCE/agricultural outbuildings  
 INDUSTRY/manufacturing facility

**7. Description**

Architectural Classification  
 (enter categories from instructions)  
 EARLY REPUBLIC/Federal  
 OTHER: I- House

Materials (enter categories from instructions)  
 foundation: STONE/limestone  
 walls: BRICK,  
 STONE  
 WOOD  
 roof: WOOD SHAKES  
 other: METAL

Describe present and historic physical appearance.

X  See continuation sheet

**8. Statement of Significance**

Certifying official has considered the significance of this property in relation to other properties

	nationally	statewide	<input checked="" type="checkbox"/> locally					
Applicable National Register Criteria	<u> A </u>	B	C	D				
Criteria Considerations (Exceptions)	A	B	C	D	E	F	G	
Areas of Significance			Period of Significance		Significant Dates			
ARCHITECTURE			ca. 1793-1913		1793			
					1841			
					1877			
INDUSTRY			Cultural Affiliation		1898			
			N/A		1900			
					1913			
Significant Person			Architect/Builder					
N/A			unknown					

State significance of property, and justify criteria, criteria considerations and areas and periods of significance noted above.

X  See continuation sheet

**9. Major Bibliographical References**

X  See continuation sheet

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 #81-33  
 recorded by Historic American Engineering Record #

Primary location of additional data:  
 State historic preservation office  
 Other State agency  
 Federal agency  
 Local government  
 University  
 Other  
 Specify repository: VA Dept. of  
 Historic Resources  
 221 Governor St.  
 Richmond, VA 23219

---

**10. Geographical Data**

---

Acreage of property: 113 acres

UTM References

A.	Zone	/	Easting		Northing	B.	/	Zone	/	Easting	/	Northing
----	------	---	---------	--	----------	----	---	------	---	---------	---	----------

C.  See continuation sheet

D.

---

Verbal Boundary Description

---

 See continuation sheet

---

Boundary Justification

---

 See continuation sheet

---

**11. Form Prepared By**

---

name/title	William Frazier/Ann McCleary/Lisa Tucker
organization	Frazier Associates
street and number	213 N. Augusta Street
city or town	Staunton

date: October 1993	
telephone: (703) 886-6230	
state: VA	zip code: 24401

**United States Department of the Interior**  
National Park Service

**National Register of Historic Places**  
**Registration Form**

Section number 7 Page 1

---

**Summary Description**

The Kennedy-Wade's Mill Historic District is an excellent example of a mill community of the nineteenth-century Shenandoah Valley. Located on Route 606 in Rockbridge County near Brownsburg, this district contains a brick farmhouse, the Kennedy-Wade's Mill, the miller's house, the assistant miller's house, and a related frame dwelling. These buildings, and their associated outbuildings, reflect the changing rural vernacular architectural forms found in western Virginia from the late eighteenth century through the twentieth century. This is one of the few continuously operating mills in the region. The surrounding landscape remains rural, providing a well-preserved setting for these historic structures. The district contains one hundred and thirteen acres of rolling hills, with Otts Creek running through the area and providing water power for the mill.

**Architectural Analysis**

The district features an excellent representation of Shenandoah Valley rural buildings from the late eighteenth through the early twentieth centuries. The nineteen contributing resources include the mill, four houses, three bank barns, one smaller barn, three smokehouses, one springhouse, one corncrib, one wagon shed, and four chickenhouses. There are five noncontributing resources, including a footbridge, a concrete bridge, a moved chickenhouse, a garage and a nineteenth-century log dwelling that was moved into the district in 1992.

The oldest house on the property, called the McFadden House in the nineteenth century and now Buffalo Springs Farm, was the original home of the mill owner, Andrew Kennedy. The McFadden House is a two-story, Federal-period dwelling, built ca. 1793 during the first wave of permanent building construction in the Valley of Virginia at the turn-of-the-nineteenth century. This dwelling is constructed of Flemish bond brickwork with the molded brick cornices commonly found in the Valley of Virginia and Rockbridge County during this time. The house features an asymmetrical three-bay facade, with an off-center central entrance. This elevation of the house originally was the rear of the dwelling until an ell was added to the original facade in 1841. The house consists of a single-pile, central-passage plan on its present main level, served by projecting brick chimneys at each end of the dwelling. The largest chimney, at the west end of the house is centered along the gable end, whereas the chimney on the east end is smaller and off-center in relation to the end wall. The house is sited into a bank, in familiar local fashion, and includes a stone fireplace in the larger west end chimney, and a full basement.

The interior of the house has been well-preserved over the centuries and recently has been sensitively restored. The main floor retains most of its original woodwork, including simple Federal mantel designs, beaded chair rail and base molding, architrave door and window trim, six-paneled doors, and plaster walls and ceiling. One of the mantels has painted wood-graining, a popular local decorative tradition in the Valley during the nineteenth century. The basement stair is original, but the fireplace has been rebuilt and a tile floor added. The finished second-level loft contains two rooms, divided by the landing of the enclosed stairwell that comes from the first floor.

Around 1841, the house was enlarged by a one-story ell brick addition built off the original facade, changing the front orientation of the dwelling. The ell features a three-room plan, including an original dining room and the kitchen at the back end (now bedrooms). This ell retains a full basement adjoining that of the original section. As with other local ells, this one featured a porch along both of its sides. A recent frame addition, to accommodate a modern kitchen and bathroom, has been built along the other side of the ell. It is

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places  
Registration Form**

Section number 7 Page 2

---

compatible in scale with the porch.

This house retains two associated outbuildings and one barn. Below the house is a one-room, coursed-rubble limestone springhouse. This building displays an unusual form, with a shed, rather than gable, roof and the roof extending over the side, rather than the front, of the building. The V-notched log corncrib has a square shape, with a central entrance flanked by two narrow log pens. A gable roof clad with wood shingles projects out over the entrance in traditional local form. The large early-twentieth-century bank barn is a typical nineteenth-century design. This particular example incorporates two sets of doors into the top level, and an overhang across three sides. The barn's frame contains hand-hewn members that indicate that it may be a reworking of a smaller earlier structure.

The miller's house, a frame dwelling, is located close to the mill. This dwelling was built in two stages, coinciding with the growth and development of the mill property. The original section of the house is a one-and-one-half-story wood-frame structure which originally faced the mill and now comprises the current ell of the house. It most likely was built in the mid-nineteenth century, following Henry Jones' purchase of the property, to accommodate a miller when he began to rent the mill. A late-nineteenth-century photograph taken prior to the I-house addition shows a rectangular one-story house with a gable roof, one brick end chimney, and a main entrance in the center of the facade. A one-story frame kitchen, with a lower gable roof line, and attached pantry were added off the chimney end of the main dwelling. A porch stretched across the front wall of the house and is now enclosed as a part of the present ell.

The main, rectangular block to this house probably began as a single room, with a stair in the southeast corner leading to two sleeping rooms above. The interior of the original section has been covered with contemporary materials on the first level, but the second level retains plaster walls and a central beaded board partition. No original doors or windows remain in this section of the house.

In the last decade of the nineteenth century the house was enlarged by a two-story, three-bay, wood-frame "I" house, built off the north end of the original dwelling. This addition became the front of the house, with the older section serving as the ell. The plan currently includes a central stair passage, now opened to one of the adjacent rooms on the first floor but still intact on the second level. The house features interior end brick chimneys, original two-over-two window sash, and a three-bay, one-story, hipped-roof front porch. This section of the house remains largely intact, displaying woodwork typical of the period. The original stairwell has a heavily turned newel, turned balusters, and a round railing. Other interior finish includes Greek Revival style mantels, architrave door and window molding, and four-paneled doors. The house has had several minor alterations since that time including the enclosure of the original house porch and the addition of a screen porch around the south and west sides of the kitchen space. The entire house currently is being renovated and the rear wing has been extended to create a larger kitchen area. Artificial siding has been removed from the exterior.

The miller's house has several related outbuildings. Directly behind the house is a one-story wood-frame smokehouse, covered with board-and-batten siding, and a gable roof. This structure is bank-sited in familiar local form, with a coursed limestone foundation that incorporates a lower-level cellar. The cellar entrance is on the gable end, facing the house, while the door into the smokehouse, or upper level, is in the side of the house, closer to the kitchen ell. Also associated with this house is a one-story, wood-frame chicken house dating to the early twentieth century and two barns. The oldest of the barns is a small, frame version of the familiar local bank barn form. The second barn is a flat barn adjacent to the bank barn; this structure contains animal housing on the lower level, with stall doors on the gable end and the side facing the creek, and agricul-

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Registration Form

Section number 7 Page 3

---

tural storage area above. The current owners of the miller's house also have moved a nineteenth-century log dwelling onto their property and rebuilt it as a small guest house.

The assistant miller's house is a frame dwelling that dates from 1900 and follows a form common in the region: a single-pile, two-story, structure with a side-gable roof. This particular example is more unusual for its two-bay facade, suggesting an original side-passage plan. The house contains a single brick end chimney, on the end away from the entrance. Like the earlier Kennedy House, this house is bank-sited, with a tall limestone foundation sheltering a full basement. A one-story frame porch extends across the facade. The house features a rear addition, with long rooms running side-by-side and a chimney in between these two rooms.

The interior of the house retains much of its original woodwork, including a Greek Revival style mantelpiece on the first floor, architrave molded trim, and a single-run stairwell with a heavy turned newel post and turned balusters. The main floor has been opened into one room, although portions of the wall between the stair passage and main room remain to suggest the original location of that partition wall. The rear ell has been enlarged and the side rear porch has been enclosed.

Two one-story, wood-frame outbuildings remain with the house. Immediately behind is a one-room, gable-front rectangular smokehouse with board-and-batten siding. This structure features an overhanging front roof, in typical local tradition, sheltering the front entrance. The second outbuilding is a rectangular, side-gable structure, also covered with board-and-batten siding. It was originally used as a chicken house and later for hogs. Both outbuildings have had later shed additions which retain the scale and character of the original structure.

A pedestrian bridge crosses Otts Creek from the front yard of the assistant miller's house. The current bridge of steel and wood construction is the fourth one built by the present owner and is considered a noncontributing structure. A larger noncontributing structure is the concrete highway bridge that crosses Otts Creek on the Kennedy-Wade Mill Loop. This cast concrete slab bridge dates from the 1930s and rests on concrete piers. Plain wood railings are anchored to the sides of the slab. This bridge was originally part of an earlier State Route 606 that was rerouted to the south creating the new loop road after Hurricane Camille in 1969.

Near the eastern end of the loop road is a frame house dating from 1913. It was built by Charles H. Wade who was the assistant miller in 1900. This frame I-house is a typical farmhouse of the period with its full width front porch, metal hip roof with a central gable, three bays, and clapboard siding. Exterior details include turned porch balusters and posts as well as diagonally placed panels of tongue-and-groove boards within the central gable. The interior features a modified central hall plan that leads into a large rear dining room. The open staircase contains turned balusters, carved brackets, a fluted newel and diagonal tongue-and-groove board panels within the spandrel. The mantels are Greek Revival style and the symmetrical woodwork has caps over the interior door transoms.

There are several outbuildings associated with the Charles Wade House including a frame smokehouse with a metal gable roof, a large bank barn with shed wings, a metal covered frame chickenhouse and a smaller shed-roofed chickenhouse. Noncontributing resources include a small shed-roofed chickenhouse moved from another farm onto the site in 1973 and used as a doghouse and a frame garage constructed in 1984.

Like other Valley of Virginia grist mills, the Kennedy-Wade Mill is a three-story structure, rectangular in plan, with a gable roof. Although the original mill probably was built in the late eighteenth or early nineteenth century, it burned in 1873 and was largely rebuilt after the fire. The mill is constructed of coursed rubble limestone on three walls of the two lower levels and of wood frame with board-and-batten siding on the remain-

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Registration Form

Section number 7

Page 4

der of the building. Each of the stone sides has a door and window; the long, wood-frame side accommodates a Fitz-type overshoot iron mill wheel and a small framed office cantilevered off the south side at second-floor level.

Each of the three floors is one single open space. While some equipment, including a buhr for grinding corn and buckwheat, dates from the rebuilding of 1877, the majority of the belt-driven machinery was installed in the early twentieth century. The building has several significant features, including an original third-floor hoist, still in operating condition, and a principal rafter roof, rarely found in buildings erected after the first quarter of the nineteenth century. The earlier National Register Nomination for the mill provides a more detailed description of this structure. The mill has been the subject of a recent and careful restoration.

Behind the mill is a one-story rectangular wagon shed, with the open gable end facing the mill. This frame building, covered with vertical board siding, features an open shed addition along one side.

Historically Ott Creek was a much more narrow and shallow stream than it presently appears. James F. Wade, current owner of the assistant miller's house, remembers at least three dams that were constructed across the creek in this century. Prior to 1924 there was a concrete abutment that was washed away by a flood in the early 1930s. The dam was then moved upstream and a pipe installed across the creek to provide water for the mill race. Hurricane Camille washed out that system in 1969. An earthen dam of sandbags was built after Camille and the present owners of the mill are using an underground pipe from the creek to provide water for the overshoot wheel.

INVENTORY OF RESOURCES

McFADDEN HOUSE PROPERTY (81-38)  
(BUFFALO SPRINGS FARM)

House, ca. 1793 with 1841 ell addition

One-story plus full basement with bank siting and finished loft, Flemish-bond brick, vernacular Federal style, three-bay asymmetrical facade, gable roof covered with standing seam metal, central-passage plan with end chimneys, three-room brick ell.

Springhouse, mid-nineteenth century

One-story, one-room square-shaped plan, rubble limestone, shed roof with wood shingles projecting over one side of the building.

Corncrib, mid-nineteenth century

One-story, square-shaped plan, V-notched log construction on stone piers, projecting gable roof over the front-gable entrance, wood shingle roof.

Bank Barn, early twentieth century

Two-level bank barn, circle-sawn timber-frame construction with some hewn members in the lower level, weatherboard siding, gable roof with standing-seam metal, two front door sets sheltered with shallow pent roof overhang.

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Registration Form

Section number 7 Page 5

---

MILLER'S HOUSE PROPERTY

(81-33-2)

House, early to mid-nineteenth century; front addition ca. 1898

Two-story, three-bay single-pile, central passage plan with early nineteenth century rectangular one-room plan dwelling now serving as the ell, frame construction, one-story, three-bay Victorian front porch. Currently under extensive renovation and expansion of rear wing.

Barn, early twentieth century

Two-level, rectangular barn plan, wood frame with vertical board siding and battens on the first level, gable roof with standing-seam metal, stalls on first level, hay storage above. Part of Charles Wade property.

Bank Barn, early twentieth century

Small, two-level bank barn, wood frame with vertical board siding and some battens, gable roof with standing-seam metal, lattice ventilator strip below barn eaves and at the gable end peaks, single sliding doors at both front and back on second level.

Smokehouse, mid- to late nineteenth century

One-story, one-room rectangular smokehouse with lower-level cellar, wood frame with board-and-batten siding on a coursed rubble limestone foundation, gable roof with overhang projecting over the cellar gable end entrance, tarpaper roof covering, entrance on the side to the upper-level smokehouse room.

Chickenhouse, early to mid-twentieth century

One-story, rectangular one-room plan, frame construction with board-and-batten siding, shed roof with standing-seam metal.

ASSISTANT MILLER'S HOUSE PROPERTY

(81-33-3)

Assistant Miller's House, ca. 1900

Two-story, two-bay side-passage plan, wood frame with vinyl siding, bank siting with stone foundation, gable roof covered with standing-seam metal, frame two-room plan ell with central chimney.

Frame smokehouse, early twentieth century

One-story, one-room rectangular plan, wood frame with board-and-batten siding, front gable roof with standing-seam metal projecting over front entrance, frame shed addition.

Frame chicken house, early to mid-twentieth century

One-story, one-room rectangular plan, wood frame with board-and-batten siding, gable roof with standing-seam metal, side-wall entrance, frame shed additions.

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Registration Form

Section number 7 Page 6

---

Footbridge, late twentieth century (noncontributing)  
steel beam span with wood frame, railing and decking.

---

(81-33-1)  
Mill, late eighteenth or early nineteenth century; rebuilt ca. 1877

Three levels plus attic, square plan, limestone and wood frame with board-and-batten siding, gable roof with standing-seam metal, overshot water wheel.

---

Wagon shed, late nineteenth century

One-story, rectangular one-room plan, wood frame with vertical board siding, gable roof with standing-seam metal, open side shed.

---

CHARLES WADE PROPERTY (81-33-4)

Dwelling, ca. 1913

Two-story, frame, I-house with central gable; modified center hall plan, three bays, two-over-two double sash windows, full-length front porch with turned posts and balusters, central entry with transom and sidelights, clapboard siding, standing-seam metal gable roof.

Bank Barn, early twentieth century

frame construction, concrete foundation, standing-seam metal gable roof, original shed wings, corncrib room in southwest corner of upper level, horse stalls in lower level, no loft.

Smokehouse, early twentieth century

frame construction, standing-seam metal gable roof.

Large Chickenhouse, early twentieth century

frame with vertical boards covered with metal sheathing, standing-seam metal shed roof.

Small Chickenhouse, early twentieth century

frame with vertical boards, standing-seam metal shed roof.

Chickenhouse, twentieth century, (noncontributing)

frame with vertical boards, standing-seam metal shed roof, moved to site from another farm in 1973.

Garage, ca. 1984, (noncontributing)

frame with clapboard siding, shallow pitched metal gable roof, concrete foundation.

Concrete Bridge, ca. 1930s, (noncontributing)

concrete span with wood frame rail.

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places  
Registration Form**

Section number 8 Page 1

---

**STATEMENT OF SIGNIFICANCE**

The Kennedy-Wade's Mill Historic District is an excellent example of an early mill complex in the Valley of Virginia. This cluster of buildings, containing the mill, an early related Kennedy family home, the miller's house, the assistant miller's house, a related dwelling, and many associated outbuildings, survives in a rural setting, among the rolling hills of western Rockbridge County. Milling was one of the earliest industries to develop in the Shenandoah Valley; by the late eighteenth century, the Valley contained mills scattered throughout the countryside. Merchant mills became more common by the nineteenth century, as the Valley farmers began to grow increasing amounts of wheat. By the eve of the Civil War, the Valley was recognized as the "breadbasket of the Confederacy."

The Kennedy-Wade's Mill Historic District reflects the development of a rural mill community, from the late eighteenth century to the present. The mill is one of the oldest operating merchant mills surviving in the Shenandoah Valley. The nominated buildings illustrate the various types and styles of buildings that would be found in the agricultural countryside of the Valley of Virginia.

**HISTORICAL BACKGROUND**

The property comprising the Kennedy-Wade Mill Historic District was associated with the Kennedy (sometimes spelled Kenady) family in the late eighteenth century. By 1787, Andrew Kennedy owned 614 acres of land in the northwest part of Rockbridge County, in the area around Ott's Creek, approximately three miles west of what would later become the town of Raphine.

The buildings included in this nomination are all on the original Andrew Kennedy tract. The date that the first mill was constructed is unclear, but a mill was standing on this site in 1811, when Andrew Kennedy's son, William, obtained "the half of the mill and mill lott containing one acre, one quarter, and three poles." A tax record increase in 1797 may relate to construction of a mill here. William Kennedy received the second half of the mill interest in 1817, after the death of his father. William Kennedy and possibly his brother, Hugh Kennedy, were involved in the operations of the mill in the antebellum years; the 1840 census shows that both of their families had one member involved in "manufacturing." An 1819 deed from Joseph Kennedy to John McFadden transferred a sawmill, previously belonging to Andrew Kennedy, to John McFadden; this property is described as adjacent to McFadden's property.

In 1845, when William Kennedy's estate was settled, a separate mill lot of 3 3/4 acres was created. His heirs sold a "certain lot of land and the Merchant's Mill" in March 1846 to Henry B. Jones for \$1,200. The deed mentions that "the mill, being very much out of repair was considered by the undersigned to be worth in its present condition about \$1,500."

Henry Jones lived at White Hall plantation, near Brownsburg in Rockbridge County. His diary, which survives from 1842 through 1871, describes his extensive and enlightened farming operations. The diary also contains many references to repair work and improvements done to the mill in the first several years of his ownership. On 11 May 1846, Jones was "engaged in hauling timber for the mill." The following month, on June 26th, he noted that he "installed a spindle and water wheel at the mill and turned water on it."

By 1847, the mill must have been in operating order. In July, Jones described harvesting his wheat with grain cradles, threshing the wheat, and then taking 150 bushels to the mill. In September, Jones sent a Mr. Wade to Scottsville with "12 bbs. of flour." Later that month, Jones stated that he "put up a hog pen at the

United States Department of the Interior  
National Park Service

National Register of Historic Places  
Registration Form

Section number 8

Page 2

mill." Improvements to the mill continued. On 3 March 1848, a Mr. Rosen "is hauling lumber for an addition to the Merchant's Mill." In May, he noted on two separate days that he was "hauling timber to the mill" and "cutting out a road with six hands." When Jerry, his black servant, returned from Scottsville in August, he brought burrs for the mill, which cost \$5. On 16 August 1848, his diary states that "the mill is again working." The following month, Jones noted that "Major Hutton is with us who has been repairing the mill." By November, Jones was sending bushels of wheat to the mill; his crop this year had equalled 431 bushels. Over the next several winters, Jones sent many bushels of flour by wagon to Scottsville, a port and important trading center on the James River. Occasionally, he took the flour directly to Richmond.

The tax records for the mill property confirm improvements to the buildings. In 1850, the mill lot had buildings valued at \$500, the same value as when Jones first purchased the property. In 1851, the value of buildings increased to \$3,500. This increase probably reflects an improvement to the mill as well as the construction of the miller's house.

Jones remained active in the mill operation through the early 1850s. On 2 June 1853, he recorded in his diary that "Mr. McCormick rented my mill to Joseph Kennedy for five years at \$450 per year." He noted on 4 May 1854 that he "was fixing the lot at the mill." In 1856, a Mr. Quisenberry "came to work at the mill for \$10 a month," but he "left his job" in July. At that time, Jones "made an agreement with J. H. Fifer to take charge of the flour mill." Later references only mention that Jones sent wheat to the mill, but there is no discussion of more involvement with the mill operations.

In 1867, Jones sold the mill property, still 3 3/4 acres, to Samuel Tankersly. The mill burned in the early 1870s. In 1875, the value of buildings on the mill lot had dropped to \$150. William Lucas purchased the property in 1877 and rebuilt the mill. According to local tradition, he added the frame upper level. The value of the buildings jumped to \$1,400 in 1886. In 1882, Lucas began renting the mill to James F. Waid (Wade) who purchased the mill lot in 1888. The property remained in the Wade family for over a century, passing to Walter H. Wade in 1920 and C. Winston Wade in 1958. The Wades operated the mill until they sold the mill lot to Mr. and Mrs. Jim F. Young in September 1991.

The oldest house within the proposed district is the brick McFadden House. A large increase in the value of the Andrew Kennedy tract in 1793, as recorded in the tax records, may represent the construction of this house. Andrew Kennedy began dividing up his property and distributing parcels to his children in 1810, as outlined in his will. In 1815, this house and 168 acres were given to his daughter Rachel Kennedy McFadden and her husband John McFadden. In 1819, the McFaddens also acquired the sawmill property near their house. The 1840 census records reveal that eleven members of the McFadden family were living in the house at that time, and that five were employed in agriculture.

The brick house remained in the McFadden family until 1943. After John McFadden's death, his property was split evenly amongst his heirs, Joseph, Abraham, and Isaac. In 1854, Abraham and Isaac and their wives transferred their part to Joseph McFaddin. The 1892 plat of the McCormick division of land around the mill shows the McFadden House as the largest dwelling, with the name "Joseph McFadden" written decoratively over the top of the illustration. Joseph McFadden's "homeplace" included 236 acres by 1898. By the early twentieth century, legal title to the farm was divided between several of Joseph McFadden's heirs, who then sold it in 1943 to Robert Grimm Wade and Amelia Wade. The present owners, Donald H. Haynie and C. Tomas Hamlin, III, purchased the property in 1989 and have made extensive improvements since that time.

**United States Department of the Interior**  
National Park Service

**National Register of Historic Places**  
**Registration Form**

Section number 8 Page 3

---

The frame house adjacent to the mill, traditionally known as the miller's house, was constructed most likely around the mid-nineteenth century. The 1851 tax increase for buildings on the mill lot, from values of \$500 to \$3,500, probably reflects the construction of the miller's house, as well as the mill improvements. The 1846 division of the Kennedy estate, which first created the mill lot, does not indicate the presence of this house on the mill lot at the time that it was sold to Henry Jones. Jones did not live at the mill property, but his diary reveals by 1853 that he was renting the mill. Since there was no other dwelling associated with the new mill lot, Jones likely constructed this dwelling for use by the miller. A late-nineteenth-century photograph shows a small frame house which faced the mill. The miller's house is shown on a plat of the property around the mill in 1892, made in the division of the McCormick estate.

The house has remained on the mill tract to the present day. Around the turn of the twentieth century, the original section was enlarged by a frame I-house addition to the front, using the older part as an ell. The 1900 tax records for the mill lot note that the buildings had been "improved," very likely by this addition to the house.

The assistant miller's house was also historically located on the mill lot. The 1892 plat of the McCormick property around the mill does not show this dwelling. However, since its interior finish is very similar to the front section of the miller's house, it is likely that this dwelling was built around the same time that the miller's house was improved, between 1892 and 1900. In recent years, this house has been absorbed into another tract of land, still owned by the Wade family who operated the mill during most of the twentieth century. Charles H. Wade, son of James F. Wade, was the assistant miller in 1900 and in 1913 built the large frame I-house to the east of his father's house. The Charles Wade house currently is owned by Mary Patterson.

**United States Department of the Interior**  
National Park Service

**National Register of Historic Places**  
**Registration Form**

Section number   9   Page   1  

---

**BIBLIOGRAPHY**

Frazier Associates, "Historic Building Study of the Miller's House at Wade's Mill, Raphine, Virginia." Staunton, Virginia: unpublished report, March 1992.

Frazier Associates, "Historic Building Study of Wade's Mill, Raphine Virginia." Staunton, Virginia: unpublished report, October 1991.

Hoyt, William D, Valley Views: Lexington and Rockbridge County, Virginia, 1924-1940. Printed by Martin J. Horgan, Jr., 1989.

Rockbridge County Deed Books, Will Books, and Land Tax Books, 1787-1992. Rockbridge County Courthouse, Lexington, Virginia.

Turner, Charles W. The Diary of Henry Boswell Jones (1842-1871). McClure Press: Verona, Virginia, 1979.

Virginia Historic Landmarks Commission, "National Register Nomination for Kennedy-Wade Mill." Unpublished nomination, May 1978.

**INTERVIEW:**

DATE: 27 June 1993

INTERVIEWER: William T. Frazier

PERSON INTERVIEWED: James F. Wade, Property Owner

LOCATION OF INTERVIEW NOTES: Frazier Associates Files, Staunton, Virginia

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places  
Registration Form**

Section number 10

Page 1

---

**UTM References**

A	17/650280/4201780
B	17/650590/4201480
C	17/650860/4201380
D	17/651050/4201180
E	17/650840/4200780
F	17/650550/4200800
G	17/650310/4200950
H	17/650370/4200990
I	17/650150/4201110

**Verbal Boundary Description**

The boundary of the Kennedy-Wade's Mill Historic District is delineated by the polygon whose vertices are marked by the following UTM reference points: A: 17/650280/4201780; B: 17/650590/4201480; C: 17/650860/4201380; D: 17/651050/4201180; E: 17/650840/4200780; F: 17/650550/4200800; G: 17/650310/4200950; H: 17/650370/4200990 and I: 17/650150/4201110.

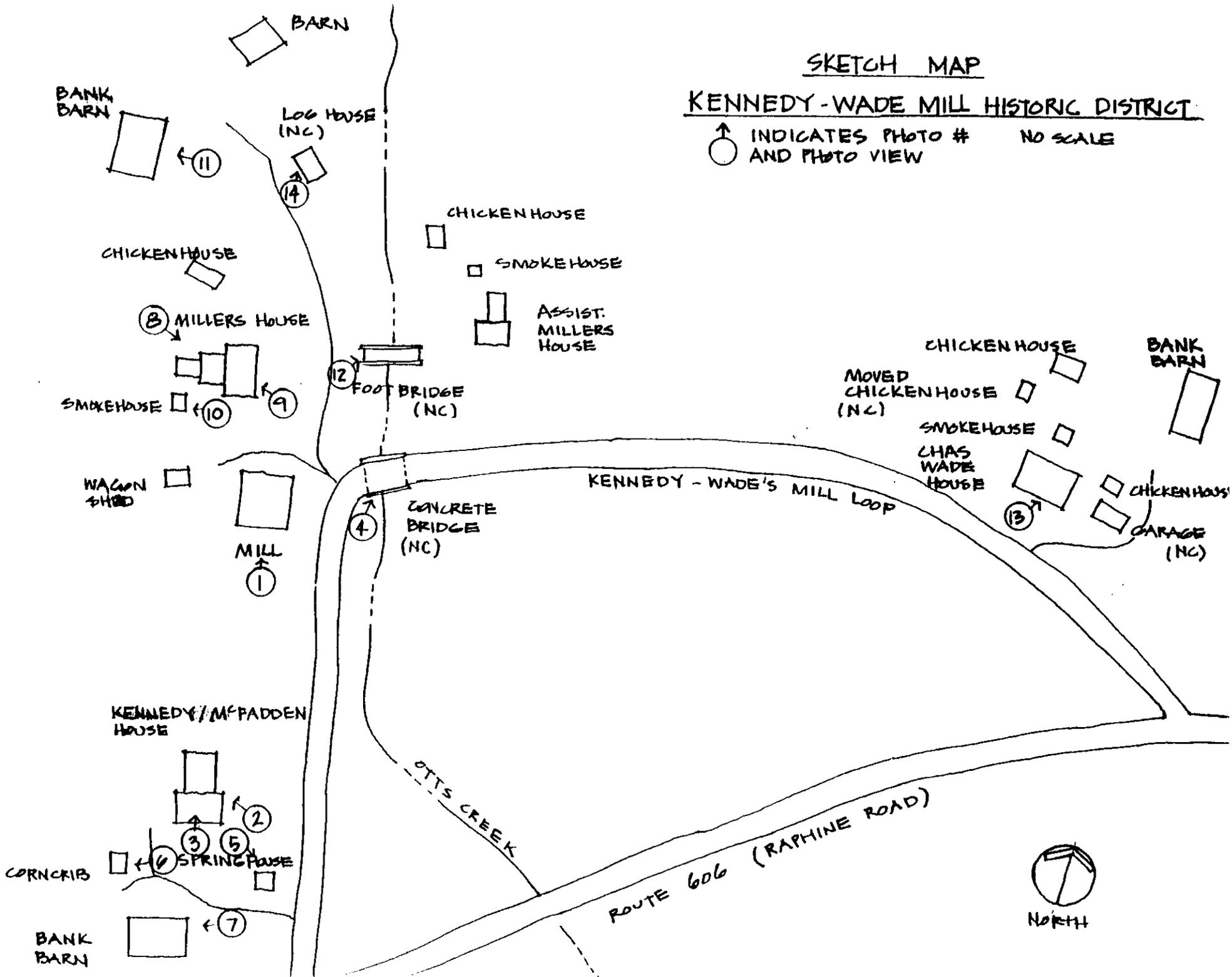
**Boundary Justification**

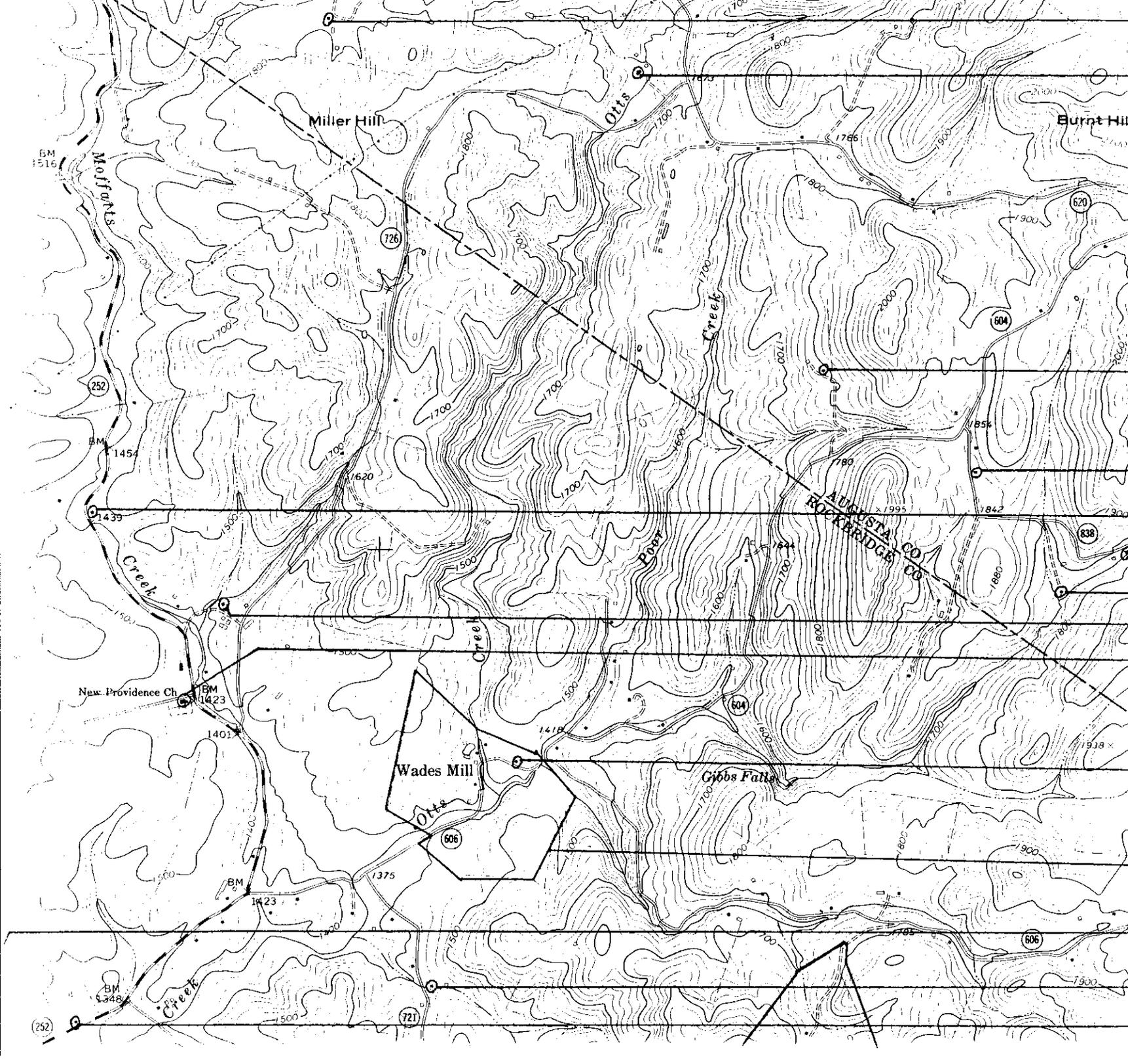
The boundaries for the Kennedy-Wade's Mill Historic District includes the McFadden House, the associated barn and outbuildings as well as the mill, miller's house, the assistant miller's house, the Charles Wade House and the surrounding outbuildings that were historically associated with the Kenady (later Kennedy) property. The boundaries follow the natural contours of the site including views to adjacent ridges to maintain the visual integrity of the existing property as well as following existing property dividing fence lines while excluding noncontributing properties.

SKETCH MAP

KENNEDY-WADE MILL HISTORIC DISTRICT

↑ INDICATES PHOTO # AND PHOTO VIEW  
NO SCALE





7-584  
 4205  
 600,000 FEET  
 (SOUTH)  
 7-580  
 4.9 MI. TO U.S. 11  
 7-576  
 4203  
 7-575  
 81-236  
 57'30"  
 7-581  
 7-582  
 81-256  
 4202  
 81-46  
 81-38  
 4201 Kennedy-Wades Mill  
 Hist Dist 81-33  
 81-117  
 81-85  
 81-126

MAN # 66  
 SILVIUS