

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 National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. 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.

1. Name of Property

Historic name: Lucius and Mary Stephenson House

Other names/site number: DHR ID# 262-0011

Name of related multiple property listing:

N/A

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

2. Location

Street & number: 68 Walnut Street

City or town: Monterey State: VA County: Highland

Not For Publication: N/A

Vicinity: N/A

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, 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 at the following level(s) of significance:

___ national ___ statewide X local

Applicable National Register Criteria:

___A ___B XC ___D

<p>_____ Signature of certifying official/Title: <u>Virginia Department of Historic Resources</u> State or Federal agency/bureau or Tribal Government</p>	<p>_____ Date</p>
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<p>In my opinion, the property ___ meets ___ does not meet the National Register criteria.</p>	
<p>_____ Signature of commenting official:</p>	<p>_____ Date</p>
<p>_____ Title :</p>	<p>State or Federal agency/bureau or Tribal Government</p>

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4. National Park Service Certification

I hereby certify that this property is:

- entered in the National Register
- determined eligible for the National Register
- determined not eligible for the National Register
- removed from the National Register
- other (explain:) _____

Signature of the Keeper

Date of Action

5. Classification

Ownership of Property

(Check as many boxes as apply.)

- Private:
- Public – Local
- Public – State
- Public – Federal

Category of Property

(Check only **one** box.)

- Building(s)
- District
- Site
- Structure
- Object

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Number of Resources within Property

(Do not include previously listed resources in the count)

Contributing	Noncontributing	
<u>5</u>	<u>0</u>	buildings
<u>0</u>	<u>0</u>	sites
<u>0</u>	<u>0</u>	structures
<u>0</u>	<u>0</u>	objects
<u>5</u>	<u>0</u>	Total

Number of contributing resources previously listed in the National Register 0

6. Function or Use

Historic Functions

(Enter categories from instructions.)

DOMESTIC: single dwelling

DOMESTIC: secondary structure

Current Functions

(Enter categories from instructions.)

DOMESTIC: single dwelling

DOMESTIC: secondary structure

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7. Description

Architectural Classification

(Enter categories from instructions.)

LATE VICTORIAN: Queen Anne

Materials: (enter categories from instructions.)

Principal exterior materials of the property: WOOD, STONE, BRICK, METAL, VINYL

Narrative Description

(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

Summary Paragraph

The Lucius and Mary Stephenson House is located at 68 Walnut Street in Monterey, Highland County, Virginia. The ca. 1883 two-story frame house has a side addition and Queen Anne exterior features that appear to date to the 1890s. The house has weatherboard and vinyl siding (the latter in the process of removal), a metal-sheathed front/side gable roof (mansard-like to the rear), a stone foundation, interior brick chimneys, and mostly two-over-two wood sash windows. A two-story composition consisting of a bay window and a balcony in an arched frame projects from the front gable end, with a one-story front porch to the side and a matching bay window on a side gable end. The center-passage-plan interior has plaster and lath walls and ceilings (most of the walls wallpapered), wood floors, and decorative door, mantel, and stair detail. Outbuildings, all located behind the house, include a one-story frame guest house with weatherboard siding, a small frame washhouse with weatherboard siding and an overhanging front-gable roof, a poured-concrete garage built into a bank, and a small pole barn. The house stands on a sloping lot overlooking downtown Monterey, a block or two from the county courthouse, churches, and residences. The nominated area consists of approximately five acres at an elevation of about 3,000 feet above sea level in the drainage of West Strait Creek, a tributary of Strait Creek and the South Branch of the Potomac River. The downhill east part of the nominated area around the house and outbuildings is open whereas the uphill west area of the area is wooded.

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Narrative Description

Inventory

1. Lucius and Mary Stephenson House. Ca. 1883; 1890s. Contributing building.
2. Guest House. Late 19th century. Contributing building.
3. Washhouse. Late 19th century. Contributing building.
4. Garage. Ca. 1930. Contributing building.
5. Barn. 2nd quarter 20th c. Contributing building.

House Exterior

The approximately east-facing **Lucius and Mary Stephenson House** (inventory no. 1) has a front/side-gable form with a prominent front-gabled wing on the left or north side and a setback side-gabled wing on the left or south side. There is a shorter side-gabled wing on the north side of the front-gabled wing, setback more than the wing on the other side. To the rear are two-story gabled and shed-roofed wings and one-story shed-roofed additions. The stone foundation is most evident under the front and left gable ends where it consists of regularly coursed sandstone blocks of a rich brown color. The foundation stones and coursing are less refined on other elevations. The house has plain weatherboard siding which is in the process of being revealed and repainted as vinyl siding is removed. To the metal roofing are affixed several solar panels. Two brick chimneys with paneled stacks rise from the interior. These had corbeled caps until recent decades. Brick is also used for foundation piers under the front porch (twentieth-century replacements of the original piers) and a smaller entry porch at the angle of the north side wing and main house. Many of the windows retain louvered wood shutters. At the top of most elevations are cornices with board-and-batten friezes, sawn brackets, and spadelike fringed detail.

The lower part of the two-story composition on the front gable end consists of a rectangular-plan bay window. The bay window has paired two-over-two windows on the front and single one-over-one windows on the sides. The windows are framed by recessed panels above, below, and to the sides. The vertical divisions between the windows and the panels and at the outer corners are treated as porch post-like pilasters with chamfering, moldings at the window sill level, and tiny sawn brackets at the top. The horizontal divisions are also chamfered, and the chamfering of both the horizontal and vertical divisions is especially complex at the top. The panels below and above the windows have molded recesses. The panels above the windows are filled with pierced lozenge and circle designs.

The upper part of the two-story composition consists of a balcony with a round-arched frame that supports an overhanging projection of the gable roof. The frame is supported by paired porch posts with chamfering and, at the top and balcony railing level, flared moldings that tie the posts together. At the back are pilasters of similar form. The posts support a large round arch ornamented with faceted square bosses and a central fluted keyblock. Ornate sawn brackets

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above the outer posts support the roof soffits; similar brackets project above the pilasters. The spandrel between the arch and the roof is sheathed with vertical boards with v joints. At the gable apex is a triangular ornament with board-and-batten sheathing, faceted square bosses, and a decorative lower edge that drops at the center to become a diamond-shaped pendant ornament. The low balcony railing has a cross-and-circle motif. The gable wall behind the arch has board-and-batten siding with molded battens and a pair of one-over-one windows. The north side wing gable has the same sheathing, plus drop corner boards with spade-like ornaments at their lower ends. At the apex of the south gable is a triangular ornament with board-and-batten sheathing and a round opening.

The one-story front porch has chamfered posts with molded neckings and pedestal caps, sawn brackets, and a frieze with lozenge piercings. The porch projects in line with the entry behind and has a pedimented gable. A 1904 photo shows no porch railing. A pedimented lintel supported by sawn brackets caps the wide front entry. The double-leaf door is ornate, with heavily molded recessed wood panels in reeded frames with faceted square bosses at the corners. Four clear glass panels above (two per leaf) have similar frames but with bases at the bottom corners. A 1904 photo suggests the glass in these panels may have been textured or frosted. The glass panels are positioned above narrow horizontal panels with scalloped ends. Similar reeded frames surround transom panels (one per leaf) with ornamental came divisions and clear textured and marbled yellow-tan stained glass. This stained glass does not appear to be shown in a 1904 photo but may date to shortly after or to the modern period. There are screen doors and an ornamental metal doorbell pull.

House Interior

The front entry opens into a small vestibule with an inner set of double-leaf doors with wood panels below and glass panes above, four panes per leaf. The panes have a decorative frosted finish with a pattern of small unfrosted crosses. The vestibule's exterior and interior doors have surrounds with unusual jamb moldings and lintels with unusual scalloped and pointed motifs. Similar surrounds frame the doorways leading into the rooms on each side of the center passage. The four-panel doors have robustly molded panels. At the back of the center passage is a rear-rising stair with a robust turned newel at the base and turned balusters. Under the stair is a paneled spandrel with chamfering on the divisions between the recessed vertical panels. Other features of the stair include brackets with sawn and incised detail at the ends of the treads, a molded handrail, and a curved handrail termination that blends into the top of the newel. There are no newels in the upstairs stair hall.

The door surrounds in the upstairs stair hall are crosseted and one of the doorways has a two-panel door with sinuous graining in the panels. Another space has a door surround with moldings like those in the first-floor stair hall but blank corner blocks rather than decorative lintels. Some lesser rooms have conventionally molded door surrounds. Various doors have decorative hinges and keyhole covers, and most have porcelain doorknobs.

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The mantels are variously decorated. The main parlor mantel features pilasters with integral brackets at the top. The material is sawn so that the pilasters and brackets appear to be two narrow elements sandwiched together. This creates a delicate appearance which is further enhanced by chamfering on the vertical elements below the brackets. There are two of these pilasters/brackets on each side, the outermost ones projecting farther than the innermost ones, and between them are narrow molded panels. The upper half of the frieze has a cyma profile. An upstairs bedroom mantel of hybrid Greek/Gothic Revival character has a sophisticated mannerist design. The mantel has pilasters of conventional Greek Revival-derived form, but the frieze has a bas-relief element the ends of which appear to float above the tops of the pilasters rather than resting on them. The center part of the element has a downward pointing form with chamfered edges, rather than the conventional upward pointing form of Gothic Revival-derived mantels. Another upstairs bedroom has a shelf rather than a full mantel, with sawn brackets and an arched and chamfered frieze.

As noted above, wall surfaces throughout the house are typically wallpapered. Most of the wall paper is modern, however the first-floor breakfast room preserves paper dating to the early twentieth century with a vertical design of cartouches with floral borders and lattice or dotted infill, intermixed with vertical floral tendrils. The wallpaper border is printed with the name of the manufacturer, the Pittsburg [sic] W. P. [Wall Paper] Company of New Brighton, Pennsylvania. The upper part of an upstairs closet also preserves early wallpaper with a lush floral pattern that recalls the wallpaper designs of William Morris. The paper's flowerheads, scrolling foliage, and other figures have light gray and light yellow coloration on a buff-colored ground. A border with a tendril form wrapped around a horizontal pole-like element extends across the lower part of the surviving section. Other historic wallpaper may have survived until recent decades. The bathroom in the upstairs of the north side wing has a corner sink, a freestanding tub, and unusual floorboard patterning consisting of narrow boards mitered together or crossed by diagonal boards. At the back of the second-floor stair hall is a doorway with a transom and, next to the doorway, a built-in glass-fronted book case.

Outbuildings

The **guest house** (inv. no. 2) has two-over-two windows, some with shutters; a front entry with a four-panel door that opens onto a small deck; and an interior brick flue. Another four-panel door opens on the north gable end, convenient to the back part of the main house. The two-room interior has four-panel doors with simple trim; a mid-twentieth century fireplace of buff-colored brick with a small low firebox; wood floors; tongue-and-groove wall and ceiling finishes; and narrow tongue-and-groove wainscots. The front overhang of the **washhouse** (inv. no. 3) is supported by struts. The building has batten doors on the front and south side (the latter with a transom); a two-over-two window on the north side; evidence of a former flue at the ridge; and a hatch in the flushboard ceiling of the overhang for access to the attic. The **garage** (inv. no. 4), which opens on the south end, has poured-concrete side and rear walls built into the bank. The building has a metal-sheathed front-gable roof, weatherboard-sided gables, and vertical-board garage doors on tracks. The **barn** (inv. no. 5) has pole construction, vertical-board siding, and a metal-sheathed gable roof. It may also have been known as the wood shed or woodhouse and is

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thought to have stood on the site to which the purported original dwelling on the property was moved. According to one source it was built in 1930.

Integrity Statement

The Lucius and Mary Stephenson House has excellent integrity. The house remains at its original location overlooking its host community of Monterey, Virginia, and it possesses a high degree of exterior integrity in that it retains virtually all of its historic design, materials, and workmanship, including its 1880s-90s form and elaborate wooden detail. Vinyl siding, which did not compromise the historic trim when it was added, is being removed. The interior, too, has high integrity, with 1880s-90s stair, mantel, door, and trim detail. A complement of historic-period, high-integrity outbuildings survives including a guest house, washhouse, and garage. The survival of character-defining features and the integrity of setting contribute to the property's integrity of feeling and association.

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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.)

- 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.
- 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 grave
- D. A cemetery
- E. A reconstructed building, object, or structure
- F. A commemorative property
- G. Less than 50 years old or achieving significance within the past 50 years

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Areas of Significance

(Enter categories from instructions.)

ARCHITECTURE

Period of Significance

Ca. 1883-ca. 1950

Significant Dates

Ca. 1883

Significant Person

(Complete only if Criterion B is marked above.)

N/A

Cultural Affiliation

N/A

Architect/Builder

Stephenson, Josephine (credited with design of bathroom wing)

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Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations.)

The Lucius and Mary Stephenson House, located in Monterey, Virginia, the county seat and main town of Highland County, is a large and elaborately detailed Queen Anne-style residence dating to the last two decades of the nineteenth century. The two-story frame house was the home of Lucius H. Stephenson, esteemed the county's leading businessman at the time of his death in 1911, and his wife, Mary L. C. Stephenson. The original part of the house was built ca. 1883 and was added to and remodeled in the Queen Anne style in the 1890s. The front is dominated by a composition consisting of a bay window, balcony, and arched frame. This and the adjacent front porch are richly detailed with chamfering, sawn brackets, and pierced decoration. The interior is equally elaborate with a stair with turned newels, balusters, and a paneled spandrel; varied mantels and door surround designs; and decorative finishes like graining and historic wallpaper. The house is accompanied by a complement of historic outbuilding on a spacious site overlooking downtown Monterey. Some of the outbuildings may date to the ownership of Lucius and Mary's son Boyd Stephenson, whose wife Harriet Stephenson operated the Maple Hill Tourist Home in the house in the 1930s-1940s period. The Lucius and Mary Stephenson House is eligible under Criterion C in the Architecture area of significance as the town of Monterey's premier Queen Anne-style residence. The period of significance extends from the date of construction of the house ca. 1883 to ca. 1950, embracing the early architectural evolution of the property through its repurposing as the Maple Hill Tourist Home. The house is eligible at the local level of significance.

Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

Historic Context

Adam Stephenson (1811-89), Highland County's first clerk of court, acquired an elevated lot of just over six acres "on the west side, & adjoining the Town of Monterey" in 1854. According to a list of buildings standing in Monterey in 1861, as recalled by a former citizen in 1933, Adam Stephenson had a house at the location of the current house, though landbook (property tax) records show no value of buildings on the lot until 1871 when the value was listed as \$100. This increased to \$200 in 1872 and the lot description noted "House on." In 1883 the value of buildings on the lot jumped to \$1,250 and an explanatory note states "\$1250 for new buildings." The property was owned and occupied by Adam Sephenson's son Lucius Holmes Stephenson (1840-1911) and his wife, Mary Letitia Campbell Stephenson (1845-1925), at the time. The 1883 landbook entry indicates the construction of a substantial house, probably the gable-fronted midsection and setback side-gabled south side wing, which together make the front/side-gable house form common in the late nineteenth century. In 1993, then-owner Lucius H. Stephenson II stated the north or bathroom wing was added in 1892 and the house was completed in 1896. Considering stylistic similarities between the north or bathroom wing and the rest of the house, it

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appears likely the preexisting parts of the house were remodeled at the same time the wing was added, or perhaps as a further refinement between 1892 and 1896, resulting in the current Queen Anne appearance.¹

Lucius and Mary married November 29, 1871, an event which may relate to the original dwelling on the property. Lucius's prominence in Highland County is detailed in the May 9, 1911, issue of the *Staunton Dispatch and News*, which ran his obituary on its front page under the headline "Highland's Big Man Goes To His Reward." The obituary reads in part:

Born of parents who were among the early settlers of Highland, Captain Stephenson spent his life in the section taking advantage of the many opportunities to acquire wealth and prominence, which presented themselves as the fertile country came into its own. To lands which he inherited he added other valuable tracts until finally he became the largest land owner in his county, his interests consisting of hundreds of acres of farming and timber lands, the finest in the state. Some of these lands he utilized for stock raising purposes and this yielded large returns.

Captain Stephenson studied law at the University of Virginia and practiced his profession in Highland and adjoining counties. He was elected commonwealth's attorney of Highland and held the office for many years. His law practice also proved remunerative and added to the wealth which he had acquired from other sources. Captain Stephenson leaves an estate which is conservatively estimated to be worth \$300,000.²

Lucius Stephenson was Highland County's commonwealth's attorney for twenty-five years. His legal career commenced in Monterey in 1860 just prior to his service in the Confederate States Army. After the war he involved himself in local and state politics and in various economic development initiatives. He participated in a meeting of the "Conservative citizens" of the county in 1867. In 1869 he was appointed to represent the county at a meeting to consider building a railroad from the Baltimore & Ohio through West Virginia toward Highland County, and in 1881 he was active in another railroad scheme intended to link Augusta and Rockingham Counties to Highland County. He and Mary were charter members of the Monterey Presbyterian Church when the church was organized in 1878. The 1880 census listed Lucius as a lawyer living with his wife, Mary L., daughter Josaphine [sic], son Boyd, and a black servant, Ella Johnston. Theirs was the twenty-sixth dwelling of twenty-eight listed in Monterey. In 1911 the *Richmond*

¹ *Staunton Vindicator*, October 11, 1889; *Highland Recorder*, March 3, 1933; Stephenson to Lowry letter; Highland County landbook records and Deed Book 3, p. 356. In the 1890s the value of buildings dropped to \$800 and by 1902 it and the value of buildings on all other parcels listed for L. H. Stephenson was zero. A number of individuals assisted with the preparation of the report, foremost among them its sponsor Wendy Jaccard. Jaccard also conducted research and provided the photos of the house. Others who assisted included Winifred Stephenson, the great-granddaughter of Lucius and Mary Stephenson, and Virginia Department of Historic Resources staff members Aubrey Von Lindern and Austin Walker.

² *Central Presbyterian*, February 14, 1872; *Staunton Dispatch and News*, May 9, 1911.

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Virginian described Stephenson as the wealthiest man in Highland County at the time of his death.³

Josephine Stephenson (1876-1942) is credited with the design of the bathroom wing. If the wing was built in 1892, as suggested by one source, Stephenson would have been about sixteen years old at the time. In 1896 she graduated from the Mary Baldwin Seminary in Staunton (the future Mary Baldwin University) with an “Academic Course” diploma. In later years she was active in various organizations including the Lexington Presbyterial Union, where she was vice-president, and the Highland Chapter of the United Daughters of the Confederacy, where she served as historian and was involved in coordinating a reunion of Confederate veterans in Wytheville in 1902. In 1916 she married Joseph W. Boyer and moved with him to Woodstock where he was president of the Boyer Wholesale Grocery Company.⁴

Lucius and Mary’s oldest son, Boyd Stephenson (1879-1959), inherited the property. Boyd’s wife, Harriet Sommers Stephenson (1892-1973), operated the Maple Hill Tourist Home in the house. In 1938 local newspaper columnist “Erasimus Bluegrass” listed the tourist home as one of thirteen such establishments in Monterey and environs. The name “Maple Hill” in quotes appears in a 1932 news item, suggesting the business may have been in operation by then. Visitors were often described as guests of Harriet and Boyd, so whether they were paying guests or family friends is not always clear. In 1941 the Monterey Garden Club was “delightfully entertained” at Maple Hill. A late occurrence of the name dates to 1950. A business card from the period notes the location on (actually, just off) US Route 250 and lists “Altitude 3300 feet,” “Cool Nights,” “Saddle Horses,” and “Reasonable Rates” among the tourist home’s attractions. According to Stephenson family tradition, future General George C. Marshall visited the house around the turn of the twentieth century. Marshall, a graduate of Virginia Military Institute in Lexington, is said to have been the roommate of an individual associated with the family by marriage.⁵

Boyd and Harriet’s son Major Lucius Holmes “Luke” Stephenson (1919-2009) owned the house at the end of the twentieth century and related family history concerning the property in a 1993 letter. According to Stephenson, the house “was built in parts” between 1858 and 1896, beginning with a dwelling said to predate 1858 which was later used as a kitchen wing and then a woodhouse before being torn down in 1928. A 2022 survey form states that the guest house or cottage was built for Mary Stephenson’s mother “Mary Leticia Lewis” (Mary Stephenson’s maiden name was Campbell). The front porch is said to have formerly wrapped around the end

³ *Shenandoah Herald*, September 4, 1925; *Staunton Vindicator*, December 14, 1860, August 5, 1881; *Staunton Spectator*, November 26, 1867, February 9, 1869; *Highland Recorder*, September 16, 1938, and December 2, 1949; *Richmond Virginian*, May 9, 1911; US census. One account states that Stephenson’s term as commonwealth’s attorney spanned from 1870 to 1893 (Morton, *History of Highland County*, 183).

⁴ *Highland Recorder*, September 19, 1902, June 2, 1916, May 29, 1942; *News Leader*, September 9, 1916; *Staunton Daily News*, June 3, 1896; *Presbyterian of the South*, August 18, 1909; *Rockbridge County News*, September 18, 1902; Findagrave.

⁵ *Highland Recorder*, August 19, 1932, June 17, 1938, September 18, 1942, August 17, 1945, August 25, 1950; Findagrave; Stephenson to Lowry letter.

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of the house and to have had a railing. Neither of these possibilities seems to be supported by the architectural character and features of the porch and the bay window around the corner from it (perhaps the wraparound information refers to a porch before the current one). The newel post is said to be like one in the Isaac Trimble House (DHR File No. 262-0007) on Main Street in Monterey. The barn or woodhouse is said to have been “built in 1930 on the site of the original house that was on the property.”⁶

Criterion C Architecture Area of Significance Discussion

As noted above, the original ca. 1883 house has a front/side-gable form, a common arrangement for one- and two-story houses in the latter part of the nineteenth century and the early years of the twentieth century. The form is asymmetrical, and as such was a simple way to evoke the asymmetrical formal effects which are associated with the Gothic Revival and other picturesque styles of the middle part of the nineteenth century. The house and its asymmetry were complexified further by the 1890s bathroom wing addition, which gives the overall house its current rambling appearance. A 1904 photo of the area around the front porch steps shows a polychromatic paint scheme with two tones on the porch posts (the moldings lighter than the posts) and front entry trim which is darker than the weatherboards. By about 1930 the house had been repainted white. Cut nails have been found in the construction of the house which tend to support a pre-1890 date for a portion of it.

The formal complexity is enhanced by the elaborate Queen Anne detail, which appears to have been added during the last phase of the house’s primary evolution in the 1890s. The principal decorative element is the combined bay window and arch-framed balcony on the front gable end. The arch is reminiscent of compass-arched gable vergeboards as seen in such houses as Page County’s W. E. Burner Farm farmhouse (1890) and elsewhere in the Shenandoah Valley region. The varied sheathings—weatherboard, board-and-batten, molded paneling, and pierced panels—are characteristic of the Queen Anne style, though somewhat idiosyncratic, especially the pierced lozenge and circle panels at the top of the bay window, a treatment repeated on the south gable-end bay window. The pierced panel treatment is regionally unusual, though survey would have the potential to uncover other examples in Monterey and Highland County. The treatment may be the signature of a specific builder or architectural detail manufacturer in the county or outside. The city of Staunton in adjacent Augusta County, which is the nearest large community to Monterey, has many examples of Queen Anne domestic architecture and is a potential source of the talent involved in the construction and embellishment of the Stephenson House.⁷

In her overview of Monterey architecture from the late nineteenth/early twentieth century period, architectural historian Jennifer Warner credits the economic prosperity of the period for an increase in the number of professionals in the town and the construction of the fine houses in which they resided. “These homes are characterized by their craftsmanship and intricate detailing including: novelty siding, decorative gable trimmings, and elaborate porch detailing. Today they

⁶ Edwards, “Lucius H. Stephenson House;” “Lucius H. Stephenson House;” Stephenson to Lowry letter.

⁷ Giles and Pezzoni, “Page County Historic Resources Survey Report,” 54; McCue and Brown, *Staunton*, 57.

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remain symbols of the wealth and prosperity that emerged in Monterey around the turn of the century.” The authors of *Buildings of Virginia: Valley, Piedmont, Southside and Southwest* identify the house as the largest Queen Anne-style residence in Monterey and include it as one of two houses profiled in the town.⁸

⁸ Warner, “Architectural Survey of the Town of Monterey,” 19; Carter et al, *Buildings of Virginia*, 148-149.

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9. Major Bibliographical References

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Staunton Daily News (Staunton, VA).

Lucius and Mary Stephenson House
Name of Property

Highland County, Virginia
County and State

Staunton Dispatch and News (Staunton, VA).

Staunton Vindicator (Staunton, VA).

Warner, Jennifer L. "Architectural Survey of the Town of Monterey, Highland County, Virginia." Report, 1997.

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 # _____
- recorded by Historic American Landscape Survey # _____

Primary location of additional data:

- State Historic Preservation Office
 - Other State agency
 - Federal agency
 - Local government
 - University
 - Other
- Name of repository: Virginia Department of Historic Resources, Richmond, Va.

Historic Resources Survey Number (if assigned): DHR ID# 262-0011

10. Geographical Data

Acreage of Property approximately 5 acres

Use either the UTM system or latitude/longitude coordinates

Latitude/Longitude Coordinates

Datum if other than WGS84: _____

(enter coordinates to 6 decimal places)

1. Latitude: 38.412718° Longitude: -79.584476°

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Verbal Boundary Description (Describe the boundaries of the property.)

The nominated area corresponds to the east end of Highland County parcel number 31A1 A 32 and the entirety of the adjacent parcel number 31A1 A 32C as shown on the boundary and sketch map that accompanies the nomination report. The rear property line of parcel number 31A1 A 32C is projected across parcel number 31A1 A 32 to create the back boundary of the nominated area and define an area of approximately five acres.

Boundary Justification (Explain why the boundaries were selected.)

The nominated area includes the existing contributing primary and secondary resources historically associated with the property.

11. Form Prepared By

name/title: J. Daniel Pezzoni
organization: Landmark Preservation Associates
street & number: 6 Houston Street
city or town: Lexington state: Virginia zip code: 24450
e-mail: gilespezzoni@rockbridge.net
telephone: (540) 464-5315
date: March 22, 2016

Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** or equivalent (7.5 or 15 minute series) indicating the property's location.
- **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Additional items:** (Check with the SHPO, TPO, or FPO for any additional items.)

Photographs

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer,

Lucius and Mary Stephenson House
Name of Property

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photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

Photo Log

Name of Property: Lucius and Mary Stephenson House

City or Vicinity: Monterey County: Highland State: Virginia

Photographer: Wendy Jaccard Date Photographed: August 2025

Description of Photograph(s) and number, include description of view indicating direction of camera:

1 of 17.

East (front) elevation of house, view looking west.

2 of 17.

South and east elevations of house, view looking northwest.

3 of 17.

West elevation of house, view looking east.

4 of 17.

North elevation of house, view looking south.

5 of 17.

Bay window and other features on east elevation of house , view looking southwest.

6 of 17.

Front porch on east elevation of house, view looking west.

7 of 17.

Front entry.

8 of 17.

First-floor center passage.

9 of 17.

First-floor center-passage door.

10 of 17.

Second-floor center-passage grained door and surround.

11 of 17.

First-floor parlor mantel.

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12 of 17.

Second-floor mantel.

13 of 17.

Wallpaper in first-floor breakfast room.

14 of 17.

Wallpaper in second-floor closet.

15 of 17.

Guest house with washhouse beyond, view looking northwest.

16 of 17.

Garage, view looking southwest.

17 of 17.

Barn, view looking southwest.

Paperwork Reduction Act Statement: This information is being collected for nominations 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.460 et seq.). We may not conduct or sponsor and you are not required to respond to a collection of information unless it displays a currently valid OMB control number.

Estimated Burden Statement: Public reporting burden for each response using this form is estimated to be between the Tier 1 and Tier 4 levels with the estimate of the time for each tier as follows:

Tier 1 – 60-100 hours

Tier 2 – 120 hours

Tier 3 – 230 hours

Tier 4 – 280 hours

The above estimates include time for reviewing instructions, gathering and maintaining data, and preparing and transmitting nominations. Send comments regarding these estimates or any other aspect of the requirement(s) to the Service Information Collection Clearance Officer, National Park Service, 1201 Oakridge Drive Fort Collins, CO 80525.

Lucius and Mary Stephenson House

68 Walnut Street, Monterey, Highland County, Virginia

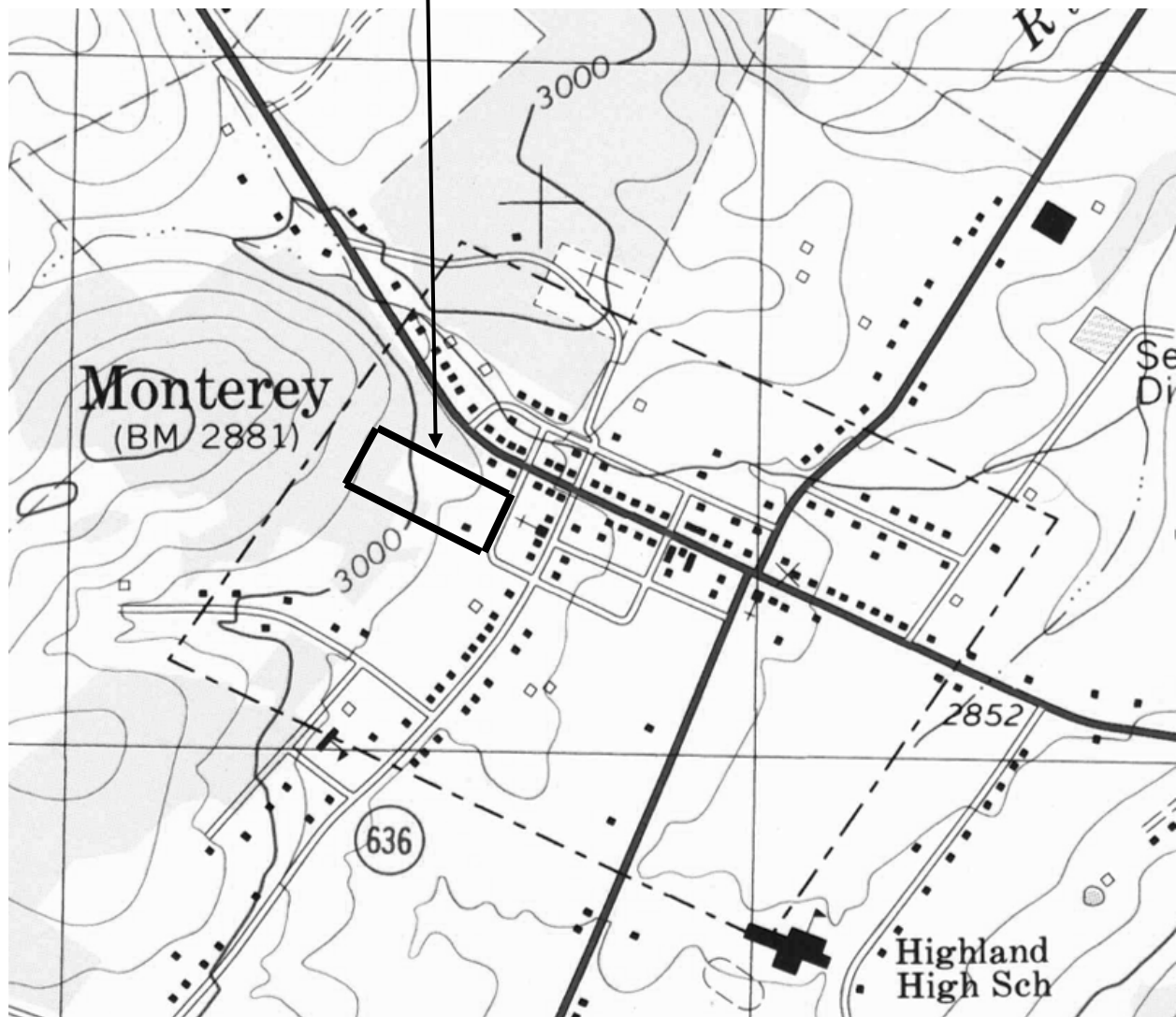
National Register of Historic Places Location Map

Map adapted from Monterey VA-WV USGS quad map.

Latitude/longitude coordinates:

Latitude: 38.412718° Longitude: -79.584476°

Approximate location of resource



scale = 1,000 feet

N



Lucius and Mary Stephenson House

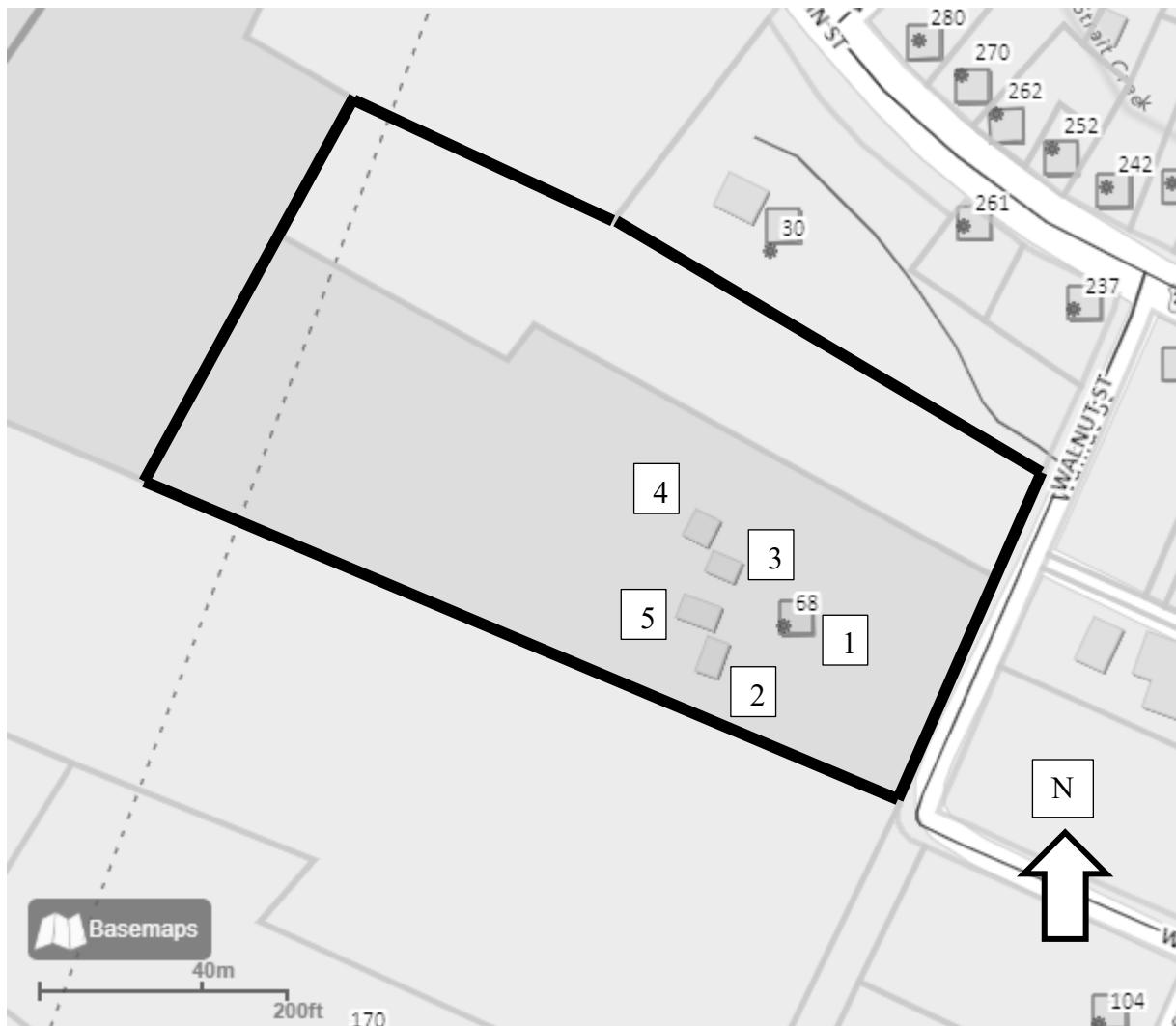
68 Walnut Street, Monterey, Highland County, Virginia

National Register of Historic Places Boundary and Sketch Map

Map adapted from Highland County GIS. Heavy line indicates boundary of nominated area.

Inventory

1. Lucius and Mary Stephenson House. Contributing building.
2. Guest House. Contributing building.
3. Wash house. Contributing building.
4. Garage. Contributing building.
5. Barn. Noncontributing building.



Lucius and Mary Stephenson House

68 Walnut Street, Monterey, Highland County, Virginia

National Register of Historic Places Photo Key

Photo angles and numbers indicated by triangular markers are keyed to the Photo Log. Large numbers indicate resources and are keyed to the inventory.

Inventory

1. Lucius and Mary Stephenson House. Contributing building.
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