

Providence Preservation Society

Records of

Plat 13  
Lot 150

26 COOKE STREET

Built by Benjamin B. Adams in 1871-72

1852 On July 1, Hope Ann Dennis ... for \$2400 paid by Benjamin B. Adams ... sells (to him) ... a certain lot of land with a Dwelling House and other Buildings and improvements thereon situated on the Easterly Corner of Cooke and Benevolent Streets .... (It) embraces Lots Number 8 and 9 on a plat of lots belonging to Sarah Olney and the heirs of Hannah Cushing Deceased Dec. 1811 and which plat is on Records... in Book 42 of the Records of Deeds Page 689. Said Estate was conveyed to John R. Dennis from Joseph G. Comstock (Deed Book 129.218).

1857 Adams, a merchant with A. D. and J. Y. Smith and Co., 4 South Water St., lives here from 1857 to 1870.

1867 Building is valued at \$2800 and stands on 9604 square feet of land (Tax Ledger B1.6).

1871 On May 1 there is an unfinished building valued at \$15000 on this property which is owned by Benjamin B. Adams, indicating that the original wooden house has been torn down; the replacement is brick. (Ibid.)

During 1871 and 1872 Adams lives at 40 Angell Street.

1873 Providence Directory again lists Adams at Cooke and Benevolent.

1876 Alice W. Adams inherits ... that parcel of land with all the buildings and improvements thereon situated ... on the southeasterly corner of Cooke and Benevolent Streets and bounded and described as follows: Commencing at the Northwest Corner of said land at the corner of said streets thence running southerly along said Cooke Street about 95 88/100 feet thence running easterly along land of Elizabeth Bowers about 100 25/100 feet thence running southerly along said Bowers land about 25 6/100 feet thence running northerly along land formerly of Amos D. Smith about 120 79/100 feet thence running westerly along said Benevolent Street about 150 375/1000 feet to the point of beginning .... (DB 340.386).

Tax Records at Providence City Hall list the following owners:

1891	Charles H. Merriman, Barrington	1964	Edith R. Merriman Estate (DB 1123.966) (Jan)
1922	Charles H. Merriman, Jr.		Bryant College of Business Administration (DB 1127.639) (Sept)
1933	Charles H. Merriman, Jr.		
1950	Charles H. Merriman, Jr., Estate		
	Edith R. Merriman	1969	Brown University (DB 1154.736)
1977	Stanley Sorrentino and Hope A. Sorrentino, Joint Tenants (DB 1197.450)		