

Providence Preservation Society
Records for

335 Wayland Avenue
Plat 39, Lot 208

ELIZABETH B. MURRAY HOUSE
Built 1910

Summary: Evidence indicates that the house was built by Elizabeth B. Murray for Howard L. Carpenter, a jeweler, and his wife Theresa M. Carpenter on land owned by Elizabeth B. Murray. Mrs. Murray may have been Mrs. Carpenter's mother. When Mrs. Murray bought the property in May 1910, it was composed of two vacant lots. The house had been constructed by May 1911. Mrs. Murray resided with the Carpenters for three years, sold the property to Mrs. Carpenter in March 1914, and then died in May 1914. The Carpenters sold the house in 1915 and moved to Taber Avenue. The house has been sold 8 times since, most recently to Katharine A. Phillips and Ralph S. Albertini.

Chronology:

1890

Assessors plat card indicates the lot was owned by Henry L. Aldrich.

1895

Atlas map shows the lot was platted, but vacant. The lot was part of the Moses Brown Farm Plat, which had been replatted in 1891 by Charles E. Paine (Plat Card 640)

1896

Assessors plat card indicates the lot was owned by Merchants Savings Bank.

1900

Assessors plat card indicates the lot was again owned by Henry L. Aldrich.

1903

Assessors plat card indicates the lot was owned by the Heirs of Henry L. Aldrich.

1908

Atlas map shows the lot was still vacant.

1910

City tax records indicate the value of the lot was assessed at \$1,040.

Deed Book 510, Page 361: on April 11, 1910, Elizabeth B. Murray purchased two lots (no mention of buildings thereon) from the Heirs of Henry L. Aldrich.

City Directory indicates that Elizabeth B. Murray resided with Howard L. Carpenter at 165 Medway Street.

1911-1912

1911 City Directory indicates that Howard L. Carpenter resided at 335 Wayland Avenue as of May 1, 1911.

1911 City tax records indicate the value of the property was assessed at \$9,920.

1912 City Directory indicates that Elizabeth B. Murray boarded at 335 Wayland Avenue.

1913

City Directory indicates that Elizabeth B. Murray, widow of James Murray, boarded at 335 Wayland Avenue. Howard L. Carpenter resided at 335 Wayland Avenue and worked at the Albert Walker Jewelry Co., with an office at 152 Weybosset Street in downtown Providence.

City tax records indicate the value of the property was assessed at \$10,440: \$8,000 for the building, and \$2,440 for the land.

1914

Deed Book 545, Page 236: on March 18, 1914, Elizabeth Murray sold to Theresa A. Carpenter "those two certain lots ... of land together with the buildings or improvements thereon ... [being those same] lots 510 or 511 on the Moses Brown Farm Plat, replatted in 1891 by Charles E. Paine, Plat Card 640.

City Death Records indicated Elizabeth B. Murray died May 14, 1914.

City Directories for 1914 and 1915 indicate Howard L. Carpenter continued to reside at 335 Wayland Avenue.

1915-1917

Assessors plat card indicates that the house was owned by Margaret B. (Mrs. Thomas A.) Francis as of June 1915.

City Directory 1916 indicates that Howard L. Carpenter had moved to 163 Taber Avenue, and that Thomas A. Francis lived at 336 Wayland Avenue (across the street from #335).

City Directory 1917 indicates that Thomas A. Francis lived at 335 Wayland Avenue.

1918

Atlas map shows house on lot of 6,400 sq. ft. (2 smaller lots combined), belonging to M.B. Francis.

1923

Assessors plat card indicates that the house was owned by Henry L. and Florence L. Evans.

1944

Assessors plat card indicates that the house was owned by Henry L. Evans.

1948

Assessors plat card indicates that the house was owned by Fannie R. and Martha W. Budlong.

1949

Assessors plat card indicates that the house was owned by Albert L. and Dorothy A. Parks.

1952

Assessors plat card indicates that the house was owned by John Shepard.

1958

Assessors plat card indicates that the house was owned by Josephine Laudati.

1982

Assessors plat card indicates that the house was owned by Robert and Mary Frances Carey (Deed Book 1238, Page 375).

1985

Assessors plat card indicates that the house was owned by Kenneth W. Sullivan (Deed Book 1294, Page 1144).

1994

Assessors plat card indicates that the house was owned by Katharine A. Phillips and Ralph S. Albertini (Deed Book 2985, Page 134).

Research conducted by Wm. McKenzie Woodward
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