

**PPS RECORDS FOR  
12 EVERETT AVENUE  
PLAT 86, LOT 132**

**WEEKS-WRIGHT HOUSE  
Built 1911**

**DESIGNATIONS**

12 Everett Avenue is a contributing building within the Wayland Avenue Historic District (listed on the National Register of Historic Places); it is identified in the inventory as the "Allen W. Weeks House (ca. 1910)."

The house is not located within any local historic districts designated by the City of Providence.

**RECORDS** *(All Records were found in Providence City Hall unless otherwise noted).*

**Assessor's Plat Maps and Chain of Title Cards (Assessor's Office)**

The map for Assessor's Plat 86 identifies 12 Everett Avenue as Lot 132, with 60 feet of frontage on Everett, with a total area of 15,132 sq.ft.

**Chain of title card for AP 86, Lot 132 – EVERETT AVENUE**

Charles C. Taber Estate and Henry M. Taber Estate owned the property as of April 15, 1891.

William B. Weeks, of Barrington, owned the property as of January 12, 1899.

Allen W. Weeks owned the property as of November 1, 1900.

Allen W. Weeks Estate owned the property as of March 1, 1921.

Mary C. Banigan owned the property as of November 1, 1922.

John J. Banigan owned the property as of January 1937.

Herman A. Lawson and wife Norma F. Lawson owned the property as of January 1937.

Edward S. Kessler and wife Elizabeth A. Kessler owned the property as of November 1963.

Klaus Epstein and wife Elizabeth Epstein owned the property as of August 20, 1964 (refers to Deed Book 1126/Page 1194).

Elizabeth Epstein owned the property as of December 1967 (refers to Will Book 13/Page 518).

Thomas P. Rouillard and wife Joan W. Rouillard owned the property as of June 1, 1971.

Foster C. Green, Jr. and wife Diane Lewis owned the property as of July 6, 1976 (refers to DB 1192/708).

Sharon I.S. Rounds owned the property as of August 5, 1987 (refers to DB 1630/148).

According to the Assessor's computerized data base, the current owner is Sharon I.S. Rounds (since 1987).

### **Maps and Atlases (Archives and Registry of Deeds)**

*Maps indicate that the house was constructed sometime between 1908 and 1916, and was built on a lot in the Moses Brown Farm Plat.*

**1891:** "Plat of the Moses Brown Farm," replatted August 1891 by Charles E. Paine, recorded in Plat Book 19, Page 17, copied on card 640. This map shows the future site of 12 Everett Avenue as Lot #141, irregularly shaped, measuring 50 feet on Everett (4,328 sq.ft.) (An additional strip of land was later added to this lot from the abutting Lot #140 to the west, measuring 8,137 sq.ft., at the corner of Arlington Avenue.) (*Registry of Deeds*)

**1908:** "Atlas of the City of Providence" by L.J. Richards Co., Plate 6, shows the future site of 12 Everett Avenue as a vacant 4,328 sq.ft. lot owned by A.W. Weeks. (Weeks also owned the vacant 8,137 sq.ft. immediately to the west, at the corner of Arlington Avenue.) (*Archives*)

**1916:** "Atlas of the City of Providence" by G.M. Hopkins Co., Plate 21, shows the house at 12 Everett Avenue on a 4,328 sq.ft. lot, still owned by A.W. Weeks. (Weeks also still owned the vacant 8,137 sq.ft. immediately to the west, at the corner of Arlington Avenue.) (*Archives*)

### **Deeds (Registry of Deeds)**

*Deeds indicate that the house was not yet built when the lot was acquired by Allen W. Weeks in 1900.*

Deed Book 434/Page 284: On October 25, 1900 Howard J. Weeks and Edward H. Weeks of Providence, trustees under a deed of trust for William B. Weeks recorded on August 9, 1900 (see DB 433/Page 315), sold to Allen W. Weeks of Providence, for \$10, twelve lots of land [no buildings mentioned], numbered 140 through 151 inclusive, in the in the Moses Brown Farm Plat, replatted August 1891 by Charles E. Paine, recorded in Plat Book 19, Page 17, copied on card 640. This transaction included Lot 141, the future site of 12 Everett Avenue.

Deed Book 611/Page 290: On September 27, 1921, Norman S. Taber of Providence, as Trustee under the will of Allen W. Weeks, deceased, of Providence, sold to Mary C. Banigan of Providence, for \$10, a lot of land with buildings and improvements thereon, being the whole of Lot #141, plus the easterly 10 feet by the entire depth of Lot #140 (total 60 feet of frontage on Everett Avenue), in the Moses Brown Farm Plat, replatted August 1891 by Charles E. Paine, recorded in Plat Book 19, Page 17, copied on card 640.

**Directories (Archives)**

*Directories indicate that the house was standing as of 1911, but that the property owner responsible for its construction, Allen W. Weeks, did not live there until 1917, and then only for 3 years until his death. From 1911-1916 the house was rented to George W. Wright, thus it is named for its first owner and its first occupant.*

Providence City Directories contain a street directory (listing all existing streets), and a residents' directory organized alphabetically by last name, beginning in 1850. From 1892-1894 city directories also included a section listing residential buildings by street address, later separately published as a House Directory.

1910-1916 Weeks, Allen W., teacher Moses Brown School, boarded at 85 Messer Street

1911-1916 Wright, George W., broker, home 12 Everett Avenue.

1917-1920 Weeks, Allen W., teacher Moses Brown School, home 12 Everett Avenue.

1921 Weeks, Allen W., died August 15, 1920.

Providence House Directories were published separately from the City Directory, 1895-1937 (published biannually from 1901) and list all residential buildings by street address. This directory is typically a year behind the city directory.

1909 no listing for 12 Everett Avenue

1911 12 Everett Avenue: vacant (first listing of this address).

1913 12 Everett Avenue: George W. "Knight" (apparently a typo); no profession listed.

1915 12 Everett Avenue: George W. Wright; no profession listed.

**Research compiled by Kathryn J. Cavanaugh**

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