

Massachusetts Cultural Resource Information System

Scanned Record Cover Page

Inventory No:	SBR.311
Historic Name:	Neary, John House
Common Name:	
Address:	18 Middle St
City/Town:	Southborough
Village/Neighborhood:	Southborough
Local No:	54-20
Year Constructed:	
Architect(s):	
Architectural Style(s):	Victorian Eclectic
Use(s):	Agricultural; Single Family Dwelling House
Significance:	Agriculture; Architecture
Area(s):	
Designation(s):	
Building Materials(s):	Roof: Asphalt Shingle Wall: Wood Clapboard; Wood Foundation: Brick



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Commonwealth of Massachusetts
Massachusetts Historical Commission
220 Morrissey Boulevard, Boston, Massachusetts 02125
www.sec.state.ma.us/mhc

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FORM B - BUILDING

Assessor's number

USGS Quad

Area(s)

Form Number

Massachusetts Historical Commission

54-20

Marlborough

311, 312

Massachusetts Archives Building
220 Morrissey Boulevard
Boston, MA 02125

Town Southborough

Place (neighborhood or village) _____

Southborough centerAddress 18 Middle RoadHistoric Name John Neary HousePresent dwellingOriginal dwellingPeriod of Construction 1889-1890Source assessor's recordsForm gable-front and wing, ItalianateArchitect/Builder unknown

Foundation Material:

Foundation brickWall/Trim wood clapboardRoof asphalt

Outbuildings/Secondary Structures _____

small gable-front barn, 1897-1899.

Major Alterations (with dates) _____

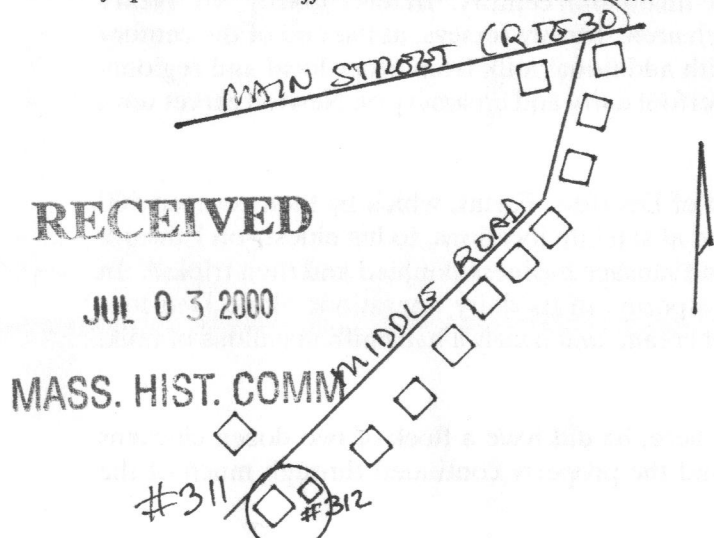
deck at rear-- late-20th C.Condition goodMoved [x] no [] yes Date N/AAcreage less than one acreSetting Upper end of Middle Rd., opposite Fay

School campus and 18th-C. farmhouse. Cemetery
and woods to rear. Stone and concrete retaining
wall along south edge of front yard.



Sketch Map

Draw a map of the area indicating properties within it. Number each property for which individual inventory forms have been completed. Label streets, including route numbers, if any. Attach a separate sheet if space is not sufficient here. Indicate north.

Recorded by Forbes/Schuler, consultantsOrganization Southborough Historical CommissionDate February, 2000

ARCHITECTURAL DESCRIPTION [] *see continuation sheet*

Describe architectural features. Evaluate the characteristics of this building in terms of other buildings within the community.

One of Southborough's best-preserved residences of the 1880s, the Neary House is a tall 2 1/2-story, three-by-three-bay, gable-front Italianate vernacular house with a two-by-one-bay southeast, cross-gabled wing. One of the most striking features of the building is the hip-roofed, wrap-around porch, which spans the facade, merges with an enclosed southwest corner bay and sunroom along the south side of the main house, and continues as an open corner porch on the front of the wing. The porch is supported on turned posts with sawcut brackets. The facade section of the porch has a decorative sawcut balustrade--a feature which continues in an open terrace along the north side of the house, ending at a one-story polygonal bay window near the northeast rear corner. The house has three brick chimneys--one near the ridge on the main house, another on the wing, and an exterior through-cornice chimney on the north wall.

The windows, including a paired window at the first story facade, are 2-over-2-sash, with flat surrounds. Most have wooden louvered shutters, which appear to be original to the house. The house trim includes a molded, boxed cornice with returns, and narrow corner boards. The cornice of the porch incorporates a dentil course.

A small two-story, gable-front **barn/carriage house** (#312), which replaced an older barn on the property in about 1898, stands just north of the house. A well-preserved outbuilding of the period, its facade has an interior-mounted, vertical-board sliding door, with a hay door above it, and a 6-over-6-sash window in the gable peak. Two 6-over-6-sash windows appear in the north wall. The building has an unboxed cornice, with exposed rafter-ends.

HISTORICAL NARRATIVE [x] *see continuation sheet*

Explain history of the building. Explain its associations with local (or state) history. Include uses of the building, and the role(s) the owners/occupants played within the community.

Apparently the only house built on the upper part of Middle Road in the 1880s, this property was owned by **John Neary**, farmer and herdsman for the Burnett family's Deerfoot Farm on Deerfoot Road, the largest enterprise in Southborough in the latter part of the nineteenth century. In this capacity, Mr. Neary was in charge of the largest dairy herd in the Southborough area. Mostly Jerseys, at the end of the century it included over a hundred cows and two bulls. Along with additional milk from other local and regional farms, the Deerfoot herd supplied the state-of-the-art Deerfoot dairy and creamery on Newton Street until the middle of the twentieth century.

In 1871, Joseph Burnett had passed on the management of Deerfoot Farms, which by then covered 500 acres both on the Burnett property south of the brook and at satellite locations, to his eldest son Edward. Under Edward Burnett's management the farm's dairy and sausage business doubled and then tripled. In 1889, at the peak of Southborough's post-Civil War prosperity, in its dairy operations alone Deerfoot Farms produced 55,000 pounds of butter, 49,000 quarts of cream, and nearly a half-million gallons of milk, shipping 1,000 to 2,000 gallons daily to Boston by train.

While Mr. Neary apparently never kept cows of his own here, he did have a flock of two dozen chickens for several years. He died in 1906 at the age of sixty, and the property continued through much of the twentieth century under the ownership of his children.

[x] Recommended for listing in the National Register of Historic Places. *If checked, a completed National Register Criteria Statement form is attached.*

INVENTORY FORM CONTINUATION SHEET

Community

Property

Southborough

18 Middle Road

Massachusetts Historical Commission
Massachusetts Archives Building
220 Morrissey Boulevard
Boston, Massachusetts 02125

Area(s)

Form No.
311, 312

HISTORICAL SIGNIFICANCE, cont.

One of them, **Margaret Neary**, taught at the Fayville School for over fifty years, from the first decade of this century to the 1950s. The Neary School, built in the 1970s between Parkerville and Deerfoot Roads, is named for her.

Until the turn of this century, Middle Road was known as Centre (Center) Road, as it was the primary route that cut north through the middle of town to the meetinghouse center, predating both Cordaville and Parkerville Roads.

BIBLIOGRAPHY and/or REFERENCES [] *see continuation sheet*

Maps and Atlases: 1898 (J. Nary).

Noble, Richard. Fences of Stone: a History of Southborough, MA. Portsmouth, NH: Peter Randall, 1990.

Westborough, Northborough, and Southborough Directory. 1905.

The Marlborough Directory. Various dates and publishers.

Town of Southborough: Annual Reports and Tax Valuations, various dates.

Massachusetts Historical Commission
220 Morrissey Boulevard
Boston, Massachusetts 02125

Community
Southborough

Property Address
18 Middle Road

Area(s)

Form No(s).
311; 312

National Register of Historic Places Criteria Statement Form

Check all that apply:

- ☒ Individually eligible ☐ Eligible only in a historic district
☒ Contributing to a potential historic district ☐ Potential historic district

Criteria: ☒ A ☐ B ☒ C ☐ D

Criteria Considerations: ☐ A ☐ B ☐ C ☐ D ☐ E ☐ F ☐ G

Statement of Significance by Forbes/Schuler, consultants

The criteria that are checked in the above sections must be justified here.

This house is eligible for the National Register at the local level both individually and as a contributing property in a district encompassing the historic residential and institutional meetinghouse center of the town. Under Criterion A, it illustrates the gradual late-nineteenth-century residential development of the center south of Main Street opposite the meetinghouse and common, when small landowners were beginning to break up the small farms which had existed there to build houses either on small lots, or to establish small farms of their own. In this case, it is also significant for its association with chief herdsman John Neary, one of the senior employees of the large commercial Deerfoot Farm. It meets Criterion C as an extremely well-preserved example of the large side-hall-entry house type which was being built by local carpenters and builders in the last decades of the nineteenth century.

The property retains integrity of location, design, materials, workmanship, feeling, setting and association.