

**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 How to Complete the National Register of Historic Places Registration Form (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. 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. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer to complete all items.

1. Name of Property

historic name _____ Cannon Building
other names/site number _____

2. Location

street & number 100 North Main Street _____ not for publication
city or town Fountain Inn _____ vicinity _____
state South Carolina code SC county Greenville code 045 zip code 29644

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act of 1986, as amended, I hereby certify that this 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 meets does not meet the National Register Criteria. I recommend that this property be considered significant nationally statewide locally. (See continuation sheet for additional comments.)

Signature of certifying official _____ Date _____

Mary W. Edmonds, Deputy State Historic Preservation Officer, S.C. Dept. of Archives and History, Columbia, S.C.
State or Federal agency and bureau

In my opinion, the property meets does not meet the National Register criteria. (See continuation sheet for additional comments.)

Signature of commenting or other official _____ Date _____

State or Federal agency and bureau _____

4. National Park Service Certification

I, hereby certify that this property is:	Signature of the Keeper	Date of Action
<input type="checkbox"/> entered in the National Register <input type="checkbox"/> See continuation sheet.		
<input type="checkbox"/> determined eligible for the National Register <input type="checkbox"/> See continuation sheet.		
<input type="checkbox"/> determined not eligible for the National Register		
<input type="checkbox"/> removed from the National Register		
<input type="checkbox"/> other (explain):		

Cannon Building
Name of Property

Greenville County, South Carolina
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5. Classification

Ownership of Property
(Check as many boxes as apply)

Category of Property
(Check only one box)

Number of Resources within Property
(Do not include previously listed resources)

- private
- public-local
- public-State
- public-Federal

- building(s)
- district
- site
- structure
- object

Contributing	Noncontributing	
<u>1</u>		buildings
		sites
		structures
		objects
<u>1</u>	<u>0</u>	Total

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

Number of contributing resources previously listed
in the National Register
0

6. Function or Use

Historic Functions
(Enter categories from instructions)

Category: Commerce
Commerce
Government

Subcategory: Department Store
Financial Institution
Post Office

Current Functions
(Enter categories from instructions)

Category: Vacant/Not In Use

Subcategory:

7. Description

Architectural Classification
(Enter categories from instructions)
Late Victorian

Materials
(Enter categories from instructions)
foundation Brick
walls Brick
roof Other
other Tin

Narrative Description
(Describe the historic and current condition of the property on one or more continuation sheets.)

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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 a grave.
- d a cemetery.
- e a reconstructed building, object, or structure.
- f a commemorative property.
- g less than 50 years of age or achieved significance within the past 50 years.

Areas of Significance

(Enter categories from instructions)

Commerce

Period of Significance

ca. 1880-1935

Significant Dates

ca. 1880

Significant Person

(Complete if Criterion B is marked above)

Cannon, James Alvin

Cultural Affiliation

N/A

Architect/Builder

Unknown

Narrative Statement of Significance

Explain the significance of the property on one or more continuation sheets.)

9. Major Bibliographical References

(Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets.)

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 # _____

Primary location of additional data:

- State Historic Preservation Office
 - Other State agency
 - Federal agency
 - Local government
 - University
 - Other
- Name of repository:
S.C. Dept. of Archives & History,
Columbia, S.C.

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10. Geographical Data

Acreage of Property Less than one acre

UTM References

(Place additional UTM references on a continuation sheet)

Zone Easting Northing	Zone Easting Northing
1 <u>17 390114 3839520</u>	3
2 <u> </u>	4

 See continuation sheet.

Verbal Boundary Description (Describe the boundaries of the property on a continuation sheet.)

Boundary Justification (Explain why the boundaries were selected on a continuation sheet.)

11. Form Prepared By

name/title David R. Arning, Principal
 organization Palmetto Preservation Works, LLC date 26 April 2005
 street & number 14 Manly Street telephone (864) 270-4406
 city or town Greenville state SC zip code 29601

Additional Documentation

Submit the following items with the completed form:

Continuation Sheets

Maps

- A USGS map (7.5 or 15 minute series) indicating the property's location.
- A sketch map for historic districts and properties having large acreage or numerous resources.

Photographs

Representative **black and white** photographs of the property.

Additional items

(Check with the SHPO or FPO for any additional items)

Property Owner

(Complete this item at the request of the SHPO or FPO.)

name B. Ward Kellett
 street & number 107 Trade Street telephone (864) 862-6860
 city or town Fountain Inn state SC zip code 29644

Paperwork Reduction Act Statement: This information is being collected for applications 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. 470 et seq.). **Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18.1 hours per response including the time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P.O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reductions Project (1024-0018), Washington, DC 20503.

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The Cannon Building is a two-part commercial block building located at 100 North Main Street in Fountain Inn, Greenville County, South Carolina. Constructed ca. 1880, the two story brick building contains 6000 square feet and is situated prominently at the center of Fountain Inn's central business district at the corner of North Main and East Trade (formerly Depot) Streets.

Historic photographs indicate that the facade originally featured two nineteenth century storefronts. A recessed, angled entrance at the southwest corner of the building provided access to the corner space, while a second entrance facing Main Street opened into the space immediately to the north. Both entrances had paneled double doors with large glass lights. A solid wood-paneled door centered between the two storefronts accessed a stairway to the second floor. The storefronts featured low profile, wood-paneled bulkheads and large glass display windows. A transom consisting of two glass panes was located above each window. The storefronts on Main Street were altered in the 1950s; the bulkheads were covered with a Permastone veneer and the windows were replaced with modern glass displays. The original bulkheads and transoms, however, may remain intact beneath these modern coverings.¹ A symmetrical, three-bay storefront on the Trade Street elevation provides access to the rear portion of the building. The door has been replaced and the transoms are covered, but otherwise this storefront is original to the building, including the historic bulkheads and display windows.

The foundation of the Cannon Building is solid brick and the walls are load-bearing masonry laid in running courses. Steel components provide structural support above and between the storefront openings. The steel beams above the storefronts feature a decorative flower motif along their fascia.

The Cannon Building retains virtually all of its original upper level windows. The windows are two-over-two double-hung wood sashes and feature large glass lights. Five and seven windows, respectively, are arranged symmetrically along the second story of the facade and side elevations. Metal hoods remain in place above each window. A single window on the first floor of the southern elevation was converted into a door at an undetermined date. Two modern window openings were also added to the ground floor of this elevation.

One of the most distinctive architectural features of the Cannon Building is the extant pressed metal cornice along the roofline. Modillions adorn the length of the cornice and massive console brackets accentuate and provide visual support for each end and at the street corner. Decorative finials, documented in historic photographs, were once located atop each of the large console brackets but have been removed. The cornice compliments the windows' metal hood molds and accentuates the building's horizontal decorative features. Typical of two-part commercial blocks of the Victorian era, the cornice provides a pronounced vertical terminus to the building and frames its massing.²

¹ Mrs. Louise Fulmer, Fountain Inn, S.C., Interview by David R. Arning, April 19, 2005.

² Richard Longstreth, *The Buildings of Main Street* (New York: Alta Mira Press, 2000), p. 29.

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The Cannon Building contains 6000 square feet distributed equally on two levels. Ceiling heights are ten feet. Historically, both floors were divided into three primary spaces: two adjacent spaces that fronted Main Street and a third in the rear of the building that looked out onto Trade Street.³ Despite minor alterations, which include the introduction of display cabinets, wall partitions and downstairs lavatories, the interior plan retains its basic spatial integrity. Hardwood floors and baseboards appear to be intact throughout the building, though some floors are covered with carpet and linoleum. Structural wood posts/piers are in their original configuration on the second floor. Plaster walls are intact, only deteriorated. On the first floor, elaborate pressed tin ceilings with cornices are in place and articulate the original floor plan. On the second floor, the plaster ceiling is severely deteriorated by water damage and, in places, both the plaster and lath have failed.

The Cannon Building retains its historic integrity. Like most commercial structures from the nineteenth century, the storefront of the Cannon Building was altered to reflect modern trends in retail architecture. The alterations have been limited, however, and have not compromised the basic structural or architectural integrity of the building. The building is situated in its original location and surrounded by a relatively unchanged setting consisting of wide streets and turn of the century and early twentieth century commercial buildings. The historic feeling and association of the building has not changed due to its prominent corner location, the largely unaltered exterior and its ongoing commercial use. Significant design features and historic materials are intact. Specifically, many storefront elements and the original masonry walls, windows, window hoods, cornice, plaster walls, tin ceilings and other distinctive features remain in place. The period workmanship and quality craftsmanship applied to this structure is clearly evident in the existing architectural details. The Cannon Building is a well-preserved building that retains its defining architectural character and historic materials.

Historic photographs and existing architectural details support a period of construction circa 1880. Specifically, historic storefronts (paneled wood bulkheads, large display windows and transoms), windows (oversized glass lights in a two-over-two double-hung sash, ornamental window hoods) and the cornice trim are typical of the Victorian period.

³ Sanborn Fire Insurance Map, Fountain Inn, S.C., 1913.

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The Cannon Building is locally significant as an intact example of late nineteenth century commercial architecture in upcountry South Carolina, for its association with the establishment, early growth and development of the town of Fountain Inn, South Carolina—including such institutions as Cannon and West, an early grocery/dry goods store; Cannon Funeral Home; the Fountain Inn Post Office; the People's Bank of Fountain Inn; the *Fountain Inn Tribune*; doctor's and dentist's offices; and other businesses throughout the first half of the twentieth century. It is also significant for its association with James Alvin Cannon (1853-1928), who played a central role in the establishment and development of Fountain Inn.

Fountain Inn, officially chartered on Christmas Eve 1886, was incorporated in 1912.⁴ The town began to develop as early as 1820 as a stagecoach stop along the road between Laurens and Greenville. Fountain Inn derives its name from the natural spring and nearby tavern that served travelers between the mountains and the lowcountry. The first post office in Fountain Inn was established in 1832 under the same name, but the town experienced little population growth or land development until a station along the Charleston & Western Carolina (C. & W.C.) Railroad was introduced in the 1880s. Subsequent development centered around railroad activities, small businesses such as the Cannon Store, local churches, the Fountain Inn Oil Mill and Cotton Gin and, in 1897, the Fountain Inn Cotton Mill (also known as Woodside Mill). Telephones were first used in Fountain Inn in 1904, followed by electricity in 1909 and electric lights in 1913.⁵ Sanborn Fire Insurance Maps dating from 1913, 1922 and 1934 are evidence of the development of a cohesive, albeit modest, central business district that was occupied primarily by general merchants.

The Cannon Building is one of the oldest extant structures in Fountain Inn. The exact date of construction is not known, although James A. Cannon most likely had the building constructed ca. 1880 to accommodate his thriving business operations and a new post office.

Shortly after the Civil War, Noah Cannon acquired a large tract of land that included the present-day town of Fountain Inn. Cannon's mercantile business was the only store in town until the 1880s. When Noah Cannon moved to Greer, his son and business partner James A. Cannon assumed operation of the store and control of the family's Fountain Inn property.

The Cannon Store was originally established by Noah Cannon in a two story building with a large front porch located on North Main Street. That building was destroyed by fire in the nineteenth century.

⁴ Caroline S. Coleman and B. C. Givens, *History of Fountain Inn*. (Fountain Inn: The Tribune-Times, Inc., n.d.), p. 8.

⁵ Bruce G. Harvey. *A Historic Resources Survey of Fountain Inn, South Carolina* (Atlanta: Brockington and Associates, Inc., 1999), p. 18.

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It is not clear if the original store was on the site of the existing Cannon Building, but in any event the new structure was built for James A. Cannon and likely housed the new Cannon Store.⁶ According to Mrs. Mary Frances Garrett, who moved to Fountain Inn in 1920, Cannon Funeral Home started in the Cannon Building currently located at 100 North Main Street. By that measure, the building would have been built between 1876 and 1880, when the mortuary was founded.⁷ The "J. A. Cannon building" is also listed as having housed the post office soon after Cannon assumed the office of postmaster in 1873.⁸

Criterion A
Area of Significance: Commerce

James Alvin Cannon (1853-1928) was perhaps the town's most successful businessman and its most prominent citizen. Cannon operated the family's thriving general store for many years until he pursued other enterprises, most notably the Cannon Funeral Home, which he founded between 1876 and 1880 by selling caskets from his store. The Cannon Funeral Home is purported to be one of the three oldest in the state.⁹ The mortuary operated in the Cannon Building at 100 North Main Street until the business relocated in 1935, and it continues to continue to play an important role in the Fountain Inn community.

The Cannon Building has served a number of commercial interests since the nineteenth century. City directories are not available for Fountain Inn and the oldest Sanborn Fire Insurance Co. map for the town dates from 1913. The building's principal tenants from 1884 to the early twentieth century were likely the Cannon Funeral Home and also Cannon and West, the mercantile store owned by James A. Cannon and James I. West. By 1913, the Cannon Building was also occupied by the Fountain Inn Post Office and the People's Bank of Fountain Inn (established in 1907). A postcard mailed in 1911 features an undated photograph of the building that is labeled "J. A. Cannon Building, Post Office, The Peoples Bank of Fountain Inn, Office of Dr. H. L. Shaw upstairs, Fountain Inn, SC."

As mentioned above, the Cannon Funeral Home (listed as "Undertaker" on the 1913 Sanborn map) occupied the rear portion of the second floor until 1935. It was originally segregated, serving white and black clients separately.¹⁰

⁶ Hellams Interview.

⁷ Garrett Interview.

⁸ Coleman and Givens, p. 17.

⁹ Coleman and Givens, p. 46.

¹⁰ Mr. John Hellams, Fountain Inn, S.C., interview by David R. Arning, April 19, 2005.

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The People's Bank of Fountain Inn occupied the first floor corner office of the Cannon Building in 1907. One of two local banks, it enjoyed "unusual success" until the deflation of farm values in the 1920s. The Peoples Bank shut its doors in 1926 following two major crop failures in the Fountain Inn community.¹¹

By 1922, the Fountain Inn Post Office had moved from the front of the Cannon Building, with its office facing on Main Street, to an office in the rear portion of the building, fronting Trade Street (formerly Depot Street). The post office remained in that location until a new building was dedicated on September 10, 1961, for a total of almost fifty years.¹²

The first Cannon Building office occupied by the Fountain Inn Post Office—the office facing Main Street—is labeled "Office" on the 1922 Sanborn map and "Printing" on the 1934 map.¹³ From the 1920s to the 1940s this space was occupied by the *Fountain Inn Tribune*, the local newspaper edited and published by noted author and humorist, Robert Quillen.¹⁴ While it was operated from the Cannon Building, the newspaper claimed a regional and even national subscription base that closely followed Quillen's work. Bob Quillen, as he was known in town, was best known for his syndicated columns and for his Sunday comic, Aunt Het.¹⁵ The *Tribune* eventually grew into the current daily newspaper, *The Tribune-Times*.

Several medical offices were located in the Cannon Building throughout the twentieth century. Dr. H.L. Shaw's opened his physician's practice in a second floor office by 1911. In 1945, after returning from service in World War II, Dr. J.A. Fulmer opened a dental practice in the first floor corner office formerly occupied by the Peoples Bank. Dr. Fulmer rented the space from James A. Cannon's son, Arthur.¹⁶

Arthur Cannon opened Jeanie's Beauty Shop, the first in Fountain Inn.¹⁷ Clay DeBard Insurance maintained an office in the upstairs corner space and, more recently, Ben McWhite Jewelers operated out of the former *Tribune* office.

¹¹ James M. Richardson, *History of Greenville County South Carolina: Narrative and Biographical* (Atlanta: A. H. Cawston Publisher, 1930), p. 123.

¹² Coleman and Givens, p. 17.

¹³ Sanborn Fire Insurance Maps, Fountain Inn, S.C., 1922 and 1934.

¹⁴ Mrs. Mary Frances Garrett, Fountain Inn, S.C., interview by David R. Arning, April 19, 2005; see also Marvin L. Cann, "The Wit and Wisdom of Robert Quillen, 1887-1948," *South Carolina Historical Magazine* 102:2 (April 2001), 110-134.

¹⁵ Harvey, p. 24.

¹⁶ Fulmer Interview.

¹⁷ Garrett Interview.

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Criterion B
James Alvin Cannon (1853-1928)

James A. Cannon played a significant role in the business community and the Cannon Building has been the center of commercial activity in downtown Fountain Inn since its construction in the late nineteenth century. Cannon also had a critical hand in the physical development of Fountain Inn. About 1884, James A. Cannon sold an interest in part of his real estate to businessman James I. West. Cannon and West divided their land into sixty-five lots, which they sold for commercial and residential development.¹⁸ Correspondence dated December 15, 1886, bears the return address "Cannon & West, Dealers in Groceries, Dry Goods, and General Merchandise, Fountain Inn, SC." In the letter, which is signed "CANNON & WEST," the men describe "several desirable lots on Main Street centrally located and altogether as desirable as any we have sold."¹⁹ Historian James Richardson noted in 1930 that "Practically all Fountain Inn real estate of today comes from this old 'Cannon and West' subdivision."²⁰ Indeed, the town of Fountain Inn was constructed on Cannon's land with the Cannon Building at its center.

James A. Cannon was also an active civic leader. He was appointed the Fountain Inn postmaster by President Ulysses S. Grant in 1873 and served until 1922, an unprecedented term of forty-nine years spanning nine presidencies.²¹ "Mr. Jim," as he was affectionately known, was particularly adept at developing strong personal relationships, enabling him to serve Democratic and Republican administrations alike and endearing him to his business customers and the general public until his death from pneumonia in 1928.

The Cannon & West subdivision established a consolidated downtown commercial district in Fountain Inn and provided land for the town's oldest neighborhoods. It is difficult to overstate the significance of Cannon's contribution to the planning and development of Fountain Inn. So important was his role in its development that, in 1886 when the town was chartered, officials very nearly named it "Cannonville." Only the community's longtime association with the natural spring and the old Fountain Inn prevented it.

¹⁸ Richardson, p. 123.

¹⁹ Coleman and Givens, p. 12.

²⁰ Richardson, p. 123.

²¹ *Ibid.*, p. 16.

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Conclusion

James A. Cannon is one of the most significant figures in the history of Fountain Inn. As a prominent businessman, influential civic leader and early land developer, Cannon had a profound influence on the planning and growth of the Fountain Inn community. The Cannon Building, built ca. 1880, has housed a number of important commercial and public institutions including the Cannon Store, the Cannon Funeral Home, the Peoples Bank of Fountain Inn, the *Fountain Inn Tribune*, and the town post office. It is an architecturally distinctive building that reflects the prominence of its owner and tenants through its stately construction, classical ornamentation and prominent corner location. The Cannon Building is an exceptional example of late Victorian commercial architecture with many well-preserved design elements that reflect the historic styles and uses of commercial buildings in South Carolina during the mid to late nineteenth centuries.

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REFERENCES

Unpublished Sources

Interviews by David R. Arning, Fountain Inn, S.C., April 19, 2005
Mrs. Louise Fulmer
Mrs. Mary Frances Garrett
Mr. John Hellams

Sanborn Fire Insurance Company Maps
Fountain Inn, S.C., 1913, 1922 and 1934

Published Sources

- Cann, Marvin L. "The Wit and Wisdom of Robert Quillen." *South Carolina Historical Magazine* 102:2 (April 2001).
- Coleman, Caroline S., and B.C. Givens. *History of Fountain Inn*. Fountain Inn, S.C.: The *Tribune-Times*, Inc., n.d.
- Harvey, Bruce G. *A Historic Resources Survey of Fountain Inn, South Carolina*. Atlanta: Brockington and Associates, Inc., 1999.
- Longstreth, Richard. *The Buildings of Main Street*. New York: Alta Mira Press, 2000.
- Richardson, James M. *History of Greenville County, South Carolina. Narrative and Biographical*. Atlanta: A.H. Cawston, Publisher, 1930.

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Verbal Boundary Description

The boundary of the nominated property is shown as the black line marked "Cannon Building" on the accompanying Greenville County Tax Map, Parcel # 035700/02/00500, drawn at a scale of 1" = 50'.

Boundary Justification

The boundary of the nominated property is restricted to the historic building and the town lot on which it is situated.

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Section number Photographs Page 14

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The following information is the same for each of the photographs:

Name of Property:	Cannon Building
Location of Property:	100 North Main Street, Fountain Inn Greenville County, South Carolina
Name of Photographer:	David R. Arning, Palmetto Preservation Works
Date of Photographs:	April 2005
Location of Original Negatives:	S.C. Department of Archives & History, Columbia

1. Cannon Building, façade and right elevation, at corner of N. Main & E. Trade Streets
2. Facade
3. Façade detail, with modern storefront
4. Right elevation
5. Right elevation detail, with historic storefront
6. Detail of metal cornice and window hoods
7. First floor interior, featuring tin ceiling and hardwood floors
8. Second floor interior, featuring original stairway and structural columns
9. Interior view of historic windows, plaster walls, baseboard and hardwood floors