

MARSHALLTON HISTORIC DISTRICT
 Chester County
 Unionville Quadrangle
 Zone 18
 A E441530 N4422250
 B E442000 N4422450
 C E442430 N4422560

D E442730 N4422590
 E E442760 N4422470
 F E442730 N4422230
 G E442440 N4422050
 H E441850 N4421830
 I E441670 N4422990



475

240 000
FEET

WEST CHESTER 1 MI.
PHILADELPHIA 27 MI.

5730"

423

WEST CHESTER 1.5 MI.
PHILADELPHIA 20 MI.

WEST CHESTER
5863 1 NE

Seamelltown

United States Department of the Interior
National Park Service

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National Register of Historic Places Inventory—Nomination Form

received

date entered

See instructions in *How to Complete National Register Forms*
Type all entries—complete applicable sections

1. Name

historic Marshallton Historic District

and or common N/A

2. Location

street & number Strasburg Road

n/a not for publication

city, town Marshallton —x vicinity of West Chester

state Pennsylvania code 042 county Chester code 029

3. Classification

Category	Ownership	Status	Present Use	
<input checked="" type="checkbox"/> district	<input type="checkbox"/> public	<input checked="" type="checkbox"/> occupied	<input type="checkbox"/> agriculture	<input checked="" type="checkbox"/> museum
<input type="checkbox"/> building(s)	<input checked="" type="checkbox"/> private	<input checked="" type="checkbox"/> unoccupied	<input checked="" type="checkbox"/> commercial	<input type="checkbox"/> park
<input type="checkbox"/> structure	<input type="checkbox"/> both	<input type="checkbox"/> work in progress	<input type="checkbox"/> educational	<input checked="" type="checkbox"/> private residence
<input type="checkbox"/> site	Public Acquisition	Accessible	<input type="checkbox"/> entertainment	<input checked="" type="checkbox"/> religious
<input type="checkbox"/> object	<input type="checkbox"/> n/a in process	<input checked="" type="checkbox"/> yes: restricted	<input type="checkbox"/> government	<input type="checkbox"/> scientific
	<input type="checkbox"/> n/a being considered	<input type="checkbox"/> yes: unrestricted	<input type="checkbox"/> industrial	<input type="checkbox"/> transportation
		<input type="checkbox"/> no	<input type="checkbox"/> military	<input type="checkbox"/> other:

4. Owner of Property

name Multiple (see Continuation Sheets)

street & number

city, town N/A vicinity of state

5. Location of Legal Description

courthouse, registry of deeds, etc. Chester County Recorder of Deeds

street & number Courthouse, High Street

city, town West Chester state PA

6. Representation in Existing Surveys

title Chester County Historic Sites Survey has this property been determined eligible? yes no

date 1979-82 federal state county local

depository for survey records Chester County Historical Society

city, town West Chester state PA

7. Description

Condition		Check one	Check one	
<input checked="" type="checkbox"/> excellent	<input type="checkbox"/> deteriorated	<input type="checkbox"/> unaltered	<input checked="" type="checkbox"/> original site	date
<input checked="" type="checkbox"/> good	<input type="checkbox"/> ruins	<input checked="" type="checkbox"/> altered	<input type="checkbox"/> moved	N/A
<input type="checkbox"/> fair	<input type="checkbox"/> unexposed			

Describe the present and original (if known) physical appearance

The Marshallton Historic District is located along the Strasburg Road in central Chester County. It assumed its present configuration between the 1760s-1880s, with scattered infill and rebuilding occurring into the 1920s. Of the 71 principal buildings in the district, 67 contribute to its historical and architectural significance. The 4 non-contributing buildings include three from the 1930s-40s (a dwelling, store, and apartment building) and a c.1965 brick dwelling. Of similar size and scale to the district's contributing buildings (by which they are far outnumbered), these non-contributing buildings do not detract from Marshallton's overall architectural unity.

Marshallton lies only four miles west of the county seat of West Chester; its surroundings are still rural. Leaving West Chester by the Strasburg Road, one passes sprawling farms, open fields, and pasture land. There is a small group of historic buildings near the nationally registered Cope's Bridge on the East Branch Brandywine River, and then more open country. Near the top of a hill and commanding a sweeping view of the valley drained by the Brandywine, lies Marshallton, a village dating from the late 18th century. Although it began as but a cluster of houses near an inn known as the Center House (#71), Marshallton grew into a more linear village as Strasburg Road became a main thoroughfare. A self-contained community at the turn of the 20th century, today it features some 50 century-old or older dwellings, two historic inns, a restored blacksmith shop, two places of worship, the former town hall and community school, three cemeteries, and a few small stores.

Most of the buildings in Marshallton are of 19th-century vintage and are vernacular in style. Constructed of stone, brick, and frame (at least two are log), many are stuccoed; a few have modern siding over older materials. There are a number of double houses of four and five bays, several two-bay, two-story "Penn Plans," two Georgian Revivals, a few with Rural Gothic and Queen Anne features, and a small collection of 18th-century Colonial and Georgian buildings. For the most part, the buildings are well preserved and maintained. Several have been handsomely restored, three of which are listed in the National Register of Historic Places (#1, #46, #62). Perhaps because Marshallton was always a conservative and close-knit community and families tended to occupy the same property for generations, there is little evidence of drastic or incompatible renovation.

Individually, most of the buildings in Marshallton lack distinction. They were built by workingmen and retired farmers as modest and practical homes. Frequently the dwelling and associated outbuildings accommodated a home occupation, such as pump, cigar, or shoemaking, and cabinetry. Most of the buildings are located adjacent and rather close to the north and south sides of Strasburg Road on rather small lots. There are four former farm complexes in the village which occupy larger parcels of land. As a group, the buildings which form the Marshallton Historic District are unified by one common orientation (to Strasburg Road), vernacular feeling, size and scale, materials, and presence of porches and picket fences. Were there horses and wagons rather than automobiles and trucks passing by their inviting front porches, the integrity of the setting would seem complete.

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As noted above, three of Marshallton's architecturally noteworthy buildings are listed in the National Register: the Humphry Marshall house (#1), a 1773 stone house in the Georgian vernacular; the Marshallton Inn (#46), a double-door Georgian built in 1814 as a hotel; and the Bradford Friends Meetinghouse (#62), dating from 1765 and representative of the Colonial style as seen in Quaker meetinghouses.

Other styles and building traditions are represented in Marshallton's lesser known buildings. The Colonial plan (i.e., three bays wide, single-pile, and two stories) is seen in the Richard Woodward house (#36), the house once occupied by Abraham Baily (#3), and a log house (#67). One of the most historically significant buildings in the district, the Center house (#1), has undergone considerable change. Its superb original stonework (quite likely the work of Humphry Marshall), however, is evident beneath the peeling stucco as are stone segmental arches over some of its windows. It, like Humphry Marshall's house (#1), belongs to the Georgian period.

High-style Georgian and Federal houses (such as were built in Philadelphia) are not found in Marshallton. Besides the Georgian-vernacular Marshall and Center houses, there are examples of a Federal vernacular style in (#11), (#23), (#32), and (#40). The so-called "Penn Plan" or Philadelphia "town-house" is seen in houses from many periods. This two-bay, two-story, double-pile house with a pitched roof and end chimney was built throughout the 18th and into the 19th century in Marshallton. A superb example is the Abe Martin Farm (#34), which is also banked into a hill. From the late Federal and Greek Revival periods are several two-and-a-half-story three-to-six-bay single and double houses with flattened gable roofs. Rural Gothic gables, jigsaw work, brackets, labels, and slender proportion are seen in (#21), (#22), (#25), and (#26). With its stone construction, balanced facade, Colonial-style hood and dormers, and semicircular garrett windows, the Cann house (#53) is a good example of the Georgian Revival style which is also seen in the community school (#14) on Sugars Bridge Road.

Within Chester County, the Marshallton Historic District is the most cohesive and intact village found today along the Strasburg Road. It is a village of architectural variety and quality, of homes for the wealthy and the working class. Many of the key buildings are still in their historic use--as inn, store, church, and dwelling. Those that are not, such as the blacksmith shop and community school, still convey a sense of original purpose. This harmonious grouping of mostly 18th and 19th century buildings has been only gently touched by the 20th century; nevertheless Marshallton is alive and well, and aware and protective of its history.

8. Significance

Period	Areas of Significance—Check and justify below					
<input type="checkbox"/> prehistoric	<input type="checkbox"/> archeology-prehistoric	<input type="checkbox"/> community planning	<input type="checkbox"/> landscape architecture	<input type="checkbox"/> religion		
<input type="checkbox"/> 1400-1499	<input type="checkbox"/> archeology-historic	<input type="checkbox"/> conservation	<input type="checkbox"/> law	<input type="checkbox"/> science		
<input type="checkbox"/> 1500-1599	<input type="checkbox"/> agriculture	<input type="checkbox"/> economics	<input type="checkbox"/> literature	<input type="checkbox"/> sculpture		
<input type="checkbox"/> 1600-1699	<input checked="" type="checkbox"/> architecture	<input type="checkbox"/> education	<input type="checkbox"/> military	<input type="checkbox"/> social/		
<input checked="" type="checkbox"/> 1700-1799	<input type="checkbox"/> art	<input type="checkbox"/> engineering	<input type="checkbox"/> music	<input type="checkbox"/> humanitarian		
<input checked="" type="checkbox"/> 1800-1899	<input checked="" type="checkbox"/> commerce	<input type="checkbox"/> exploration/settlement	<input type="checkbox"/> philosophy	<input type="checkbox"/> theater		
<input checked="" type="checkbox"/> 1900-	<input type="checkbox"/> communications	<input type="checkbox"/> industry	<input type="checkbox"/> politics/government	<input checked="" type="checkbox"/> transportation		
		<input type="checkbox"/> invention		<input type="checkbox"/> other (specify)		

Specific dates 1765-1930 Builder/Architect various

Statement of Significance (in one paragraph)

The Marshallton Historic District is primarily significant for its association with Strasburg Road, established in the late 18th century as a thoroughfare between Philadelphia and Strasburg in Lancaster County. Throughout 200 years of its history, Marshallton's focus has been on Strasburg Road, and both literally and figuratively its growth has paralleled the road's. With its integrity of setting and well preserved collection of buildings representing a variety of historic uses, Marshallton today conveys a clear sense of the past -- when the Strasburg Road was a primary transportation route and, capitalizing on its location, the village functioned as a rural service center for both travelers and nearby farmers.

Marshallton can trace its origins to the 1760s when a few houses, a Quaker Meeting, an inn, and a blacksmith shop were loosely grouped near the intersection of the roads to Strasburg and Downingtown. At that time the Strasburg Road was actually a fragmented series of local roads leading west. By the turn of the century, however, a State-surveyed and "confirmed" Strasburg Road with an improved cartway had become an important route between the former national capitol, Philadelphia, and the breadbasket of Lancaster County. It was during and following this period (c.1790-1810) that Marshallton enjoyed substantial growth and began to assume its current linear configuration. Had Marshallton been selected as the seat of the "new" County of Chester in the 1780s, as was proposed, no doubt a different kind of town would have developed.

Marshallton's key location attracted small commercial operations, cottage industries, and religious and educational establishments. Just as the Strasburg Road became the most heavily traveled in West Bradford Township, Marshallton became its most populous and active village. By the 1880s Marshallton was a self-contained community and looked much as it does today. Unlike many of Chester County's early villages which grew up around roads, Marshallton was unaffected by the rise of rail transportation. There were no direct rail linkages (the closest was at Northbrook); even the trolley bypassed Marshallton in favor of towns like Downingtown, Coatesville, and Kennett Square.

During its peak the village of Marshallton was a hub of commercial activity, serving the local farmer, accommodating the traveler, and providing a means of livelihood for its own residents. Both the Center house (#71) and the Marshallton Inn (#46) have a long history of commercial use. The Center house was established about 1765 as a "public House for the comfort of travelers" by Joseph Martin on 2.5 acres of land purchased from William Clayton. He built a hotel which was so heavily frequented as a drover's stop that, according to local legend, drovers often slept on the floor for lack of beds, their wagons lining Strasburg Road for some distance. The building was used as a hotel until 1874, after which it served as a restaurant, general store, flour and feed supply store, boarding house and soda fountain. The Marshallton Hotel was built by Abraham Martin. In 1814 he

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purchased one acre of land from his father-in-law Joseph Woodward and petitioned for a license to sell liquor. Although his annual petitions were rejected until 1822, Martin's inn, known until 1858 as the "General Wayne Hotel," prospered and became the Marshallton Hotel. Currently, it operates under the name of Marshallton Inn and is one of the best preserved structures in the village, both in physical appearance and actual use. A lesser, but nevertheless well-attended, site of public accommodation was the old "Oyster Parlor" (#5), a small restaurant operated out of the back of Pierre Rodeback's house.

Throughout its history, the village has supported several stores. George Martin ran a most successful general store (#12) in the 19th century. He built a store and house on the northwest corner of the Strasburg and Downingtown Roads in 1849. It was brick, 100'x40' with a two-story annex in the rear of the store side. Despite a fire in 1889, the store was rebuilt in 1890 and Martin was back in business. Other general stores were operated in the Center house (#71) and the old post office (#54).

Marshallton's working class population operated numerous small businesses and cottage industries. There was the obligatory blacksmith shop (#51) which persisted until the 1940s. Other local industries included a barber shop (#42), the shoemaker's and notions shop (#48), a cigar factory, later a bakery (#6), the Loller tin shop (#9), pump makers (#26 and #44), a manufacturer of cradle and scythe poles (#11), and an undertaker and cabinet-maker shop (#2). The doctor's home and offices were located in (#40).

Many of the remaining houses were occupied by tradesmen, such as the stone mason (#5), the blacksmith, carpenters (#21 and #77), a tobacconist (#27), a pattern maker and machinist (#36), a hatmaker (#75), and a shoemaker (#79).

Besides its importance as a commercial center, Marshallton features noteworthy examples of popular 18th and 19th-century vernacular styles. Most of the district's remaining buildings are typical of medium-size towns like nearby West Chester or Kennett Square. They attain architectural significance as a group which, in its cohesiveness and unity, quietly suggest a historic sense of place.

Outstanding among Chester County's Georgian-style buildings is the 1773 Humphry Marshall house (#1). It ranks with the nationally registered Abiah Taylor II house, built along the Strasburg Road in 1768. Both buildings, as well as the Center house (#1) in Marshallton, feature the brilliant stonework of Humphry Marshall. The Bradford Friends Meetinghouse, with its own exquisite stonework, is one of the most intact examples of Colonial style meetinghouse architecture in Chester County. Also archetypical, is the Marshallton Inn (#46), an unusually well preserved 19th-century commercial building. The Abe Martin house (#34) and the Lydia Adams house (#3) could be textbook examples of the regionally popular banked "Penn Plan" and the English Colonial house.

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Within a relatively short distance Marshallton offers a fair range of historic uses and architectural styles. Unlike larger towns in Chester County, where entire blocks tend to be occupied by buildings of similar style and vintage, Marshallton's unit of change is the individual lot. No single building, either in style or scale, overshadows the others. The Marshallton Historic District's collection of buildings is pleasantly varied but harmonious, and very much in keeping with the roadside setting.

9. Major Bibliographical References

Barbara Ayars, Window on West Bradford (August 13, 1976), 1-7, 11-12, 15-19, 26-27./William C. Baldwin, editor, Chester County Post Card Album (West Chester, PA, 1980), 130-31./Chester County Historical Society Library, Vertical Files, West Bradford Township: "Marshallton." / Daily Local News (West (see Continuation Sheet))

10. Geographical Data

Acreage of nominated property 102 acres

Quadrangle name Unionville

Quadrangle scale 1:24000

UTM References

A	1 8	4 4 1 5 3 0	4 4 2 2 2 5 0
	Zone	Easting	Northing
C	1 8	4 4 2 4 3 0	4 4 2 2 5 6 0
E	1 8	4 4 2 7 6 0	4 4 2 2 4 7 0
G	1 8	4 4 2 4 4 0	4 4 2 2 0 5 0
I	1 8	4 4 1 6 7 0	4 4 2 1 9 9 0

B	1 8	4 4 2 0 0 0	4 4 2 2 4 5 0
	Zone	Easting	Northing
D	1 8	4 4 2 7 3 0	4 4 2 2 5 9 0
F	1 8	4 4 2 7 3 0	4 4 2 2 2 3 0
H	1 8	4 4 1 6 7 0	4 4 2 1 8 3 0

Verbal boundary description and justification

The boundaries of the Marshallton Historic District are based on its historical development and architectural integrity. By the 1880s the village had expanded to its current size. (see Continuation Sheet # 5)

List all states and counties for properties overlapping state or county boundaries

state	N/A	code	N/A	county	N/A	code	N/A
state	N/A	code	N/A	county	N/A	code	N/A

11. Form Prepared By

name/title Martha Leigh Wolf

organization Brandywine Conservancy

date 9/1985

street & number P.O. Box 141

telephone 215/459-1900

city or town Chadds Ford

state PA 19317

12. State Historic Preservation Officer Certification

The evaluated significance of this property within the state is:

national state local

As the designated State Historic Preservation Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service.

State Historic Preservation Officer signature

title Dr. Larry E. Tise, State Historic Preservation Officer

date

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I hereby certify that this property is included in the National Register.

date

Keeper of the National Register

Attest:

date

Chief of Registration

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Marshallton Historic District - Verbal Boundary Description

Beginning at a point in the centerline of Strasburg Road, Rt. 162, being also in the line of the lands of Chester County Historical Society, approximately 980 ft. west of the intersection with Northbrook Road in West Bradford Township, Chester County, PA.

Thence in a northeasterly direction through the lands of Chester County Historical Society a distance of approximately 826 ft. to a point in the line of the lands of Chester County Historical Society and Robert & Elaine Siter.

Thence in an easterly direction through the lands of Robert & Elaine Siter 550 ft. from and parallel to the centerline of Strasburg a distance of approximately 190 ft. to a point in the line on the eastern boundary of the land of Robert & Elaine Siter.

Thence in a southerly direction along the eastern line of the lands of Robert & Elaine Siter a distance of approximately 355 ft. to a point in the corner of the lands of William C. Baldwin.

Thence in an easterly direction along the northern boundary of the lands of William C. Baldwin a distance of approximately 72 ft. to a point in the corner of the lands of William C. & Lilla H. Baldwin.

Thence continuing in an easterly direction along the northern boundary of the lands of William C. & Lilla H. Baldwin a distance of approximately 68 ft. to a point on the northern and western edge of an unnamed right-of-way.

Thence continuing in an easterly direction on the north side of the unnamed right-of-way and north of the lands of Edgar C. & Jean Henson, Earl H. & Anna L. Edwards, and a portion of the lands of William S. & Ethel Rose Baldwin a distance of approximately 122 ft. to a point in the corner of the lands of Marshallton Village Inc.

Thence in a northerly direction along the western boundary of the lands of Marshallton Village Inc. a distance of approximately 380 ft. to a point, a corner of the lands of said Marshallton Village Inc.

Thence in an easterly direction continuing along the lands of Marshallton Village Inc. a distance of approximately 374 ft. to a point in the bed of Sugars Bridge Road, being a corner of the title line of the said Marshallton Village Inc.

Thence in a southerly direction along the title line of Marshallton Village Inc. and in the bed of Sugars Bridge Road a distance of 86 ft. to a point, the corner of the lands of Virginia L. Mackey.

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Thence in an easterly direction leaving the bed of Sugars Bridge Road and along the northern boundary of the lands of Virginia L. Mackey a distance of approximately 182 ft. to a corner of the lands of the said Virginia L. Mackey.

Thence continuing in an easterly direction 525 ft. from and parallel to the centerline of Strasburg Road, Rt. 162, and through the lands of Gilbert E. Gray to a point in the eastern boundary line of the lands of Gilbert E. Gray.

Thence in a southerly direction along the eastern boundary of the lands of Gilbert E. Gray to a point, the corner of the lands of Eric and Stephen Behrends .

Thence in a southerly direction along the western boundary of the lands of Eric and Stephen Behrends to a point in the title line of the lands of Eric and Stephen Behrends in the bed of Strasburg Road, Rte 162.

Thence in an easterly direction in the bed of Strasburg Road, Rt. 162, and along the title lines of Elizabeth Glisson, Evard & Helen M. Hall, Sr., and Guy & Margaret Eckroth and crossing the intersection of Jolene Street a distance of approximately 380 ft. to a point in the bed of Strasburg Road and the corner of the lands of Richard M. & Susan D. Armstrong Jr.

Thence in a northerly direction along the western boundary of the lands of Richard M. & Susan D. Armstrong Jr. a distance of approximately 285 ft. to a point in the line of said Richard M. & Susan D. Armstrong Jr.

Thence in an easterly direction through the lands of Richard M. & Susan D. Armstrong Jr. a distance of approximately 322 ft. to a point in the eastern boundary line of Richard M. & Susan D. Armstrong Jr.

Thence in a southerly direction along the line of the lands of Richard M. & Susan D. Armstrong Jr., a distance of approximately 308 ft. to a point in the bed of Strasburg Road a corner of the lands of Richard M. & Susan D. Armstrong Jr.

Thence in a westerly direction along the title line of the lands of Richard M. & Susan D. Armstrong Jr., and along the bed of Strasburg Road a distance of approximately 234 ft. to a point the corner of the lands of Harry E. & Mary Jo Naylor also being in the intersection of Strasburg Road and Lucky Hill Road.

Thence in a southerly direction along the title lines of the lands of Harry E. & Mary Jo Naylor and Harry Cann, Jr., and along the bed of Lucky Hill Road a distance of approximately 670 ft. to a point in the title line of Harry Cann, Jr.

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Thence in a westerly direction 650 ft. from and parallel to the centerline of Strasburg Road and through the lands of Harry Cann, Jr., and Robert E. & Mary Jo Naylor a distance of approximately 968 ft. to a point in the line of the lands of Henson M. & Mary C. Evans, Jr., in the bed of Cann Road.

Thence in a southerly direction along the line of the lands of Henson M. & Mary C. Evans, Jr., and along the bed of Cann Road a distance of approximately 385 ft. to a point, the corner of the lands of Henson M. & Mary C. Evans, Jr.

Thence in a northwesterly direction along the southern boundary of the lands of Henson M. & Mary C. Evans, Jr. a distance of approximately 275 ft. to a point, the corner of the lands of Edward H. & Hazel Busby.

Thence in a westerly direction along the southern boundary of the lands of Edward H. & Hazel Busby a distance of approximately 305 ft. to a point, the corner of the lands of Thomas Pleatman.

Thence continuing in a westerly direction along the southern boundary of the lands of Thomas Pleatman a distance of approximately 528 ft. to a point, a corner of the lands of William Baldwin.

Thence continuing in an easterly direction along the southern boundary of the lands of William Baldwin a distance of approximately 500 ft. to a point in the line of the lands of Trustees of Bradford Meeting.

Thence in a southerly direction along the line of the lands of Trustees of Bradford Meeting a distance of approximately 210 ft. to a corner in the lands of Trustees of Bradford Meeting.

Thence in a westerly direction continuing along the line of Trustees of Bradford Meeting a distance of approximately 602 ft. to a point on the eastern edge of the right-of-way line of Northbrook Road where it meets the line of Trustees of Bradford Meeting.

Thence in a northerly direction along the eastern edge of the Northbrook Road right-of-way a distance of approximately 810 ft. to a point, the corner of the lands of Trustees of Bradford Meeting and Anthony S. & Betty J. Amoriello.

Thence in a northeasterly direction, leaving the Northbrook Road right-of-way line and along the northern boundary of the lands of Trustees of Bradford Meeting and along the southern boundary of the lands of Anthony S. & Betty J. Amoriello a distance of approximately 206 ft. to a point, the corner of the lands of Paul & Phyllis Hall.

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Thence continuing in a northeasterly direction along the northern boundary of the lands of Trustees of Bradford Meeting and the southern boundary of the lands of Paul & Phyllis Hall to a point in the corner of the lands of Henry and Nancy Sable.

Thence in a northerly direction along the western boundary of the lands of Henry and Nancy Sable a distance of approximately 250 ft. to a point on the southern edge of the Northbrook Road right-of-way.

Thence in a northerly direction across the Northbrook Road right-of-way a distance of 33 ft. to a point on the northern right-of-way of Northbrook Road and in the line of the lands of William C. Baldwin.

Thence in a westerly direction along the northern right-of-way lane of Northbrook Road and Clayton Road and along the line of the lands of William C. Baldwin a distance of approximately 85 ft. to a point the corner of the lands of Ellwood J. & Margaret E. Newman.

Thence in a southerly direction across the right-of-way line and road bed of Clayton Road a distance of 33 ft. to a point on the southern edge of the Clayton Road right-of-way where it intersects the western edge of the Northbrook Road right-of-way being the corner of the lands of Edward J. & Anne Marie Lutz, Jr.

Thence in a southerly direction along the western right-of-way line of Northbrook Road and the lands of Edward J. & Anne Marie Lutz, Jr., a distance of approximately 225 ft. to a point, the corner of the lands of Mark G. & Patirica K. Curtin.

Thence continuing in a southerly direction along the western edge of the Northbrook Road right-of-way and along the lands of Mark G. & Patricia K. Curtin a distance of approximately 170 ft. to the corner of the lands of Michael R. Bretz.

Thence continuing in a southerly direction along the western edge of the Northbrook Road right-of-way and along the lands of Michael R. Bretz a distance of approximately 142 ft. to a corner of the lands of Michael R. Bretz.

Thence in a westerly direction and leaving the Northbrook Road right-of-way and continuing along the lands of Michael R. Bretz a distance of approximately 274 ft. to a corner of the said Michael R. Bretz lands.

Thence in a northerly direction continuing along the lands of Michael R. Bretz a distance of approximately 145 ft. to a point, the corner of the lands of Mark G. & Patricia K. Curtin.

Thence in a northerly direction along the western boundary of the lands of

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Mark G. & Patricia K. Curtin a distance of approximately 280 ft. to a point in the line of the lands of David L. & Lydia S. Hall in the bed of Clayton Road.

Thence in a westerly direction along the title line of the lands of David L. & Lydia S. Hall in Clayton Road a distance of approximately 10 ft. to a corner of the lands of said David L. & Lydia S. Hall.

Thence in a northerly direction along the western boundary of the lands of David L. & Lydia S. Hall a distance of approximately 360 ft. to a point, the corner of the lands of John D. & Sara E. Robinson.

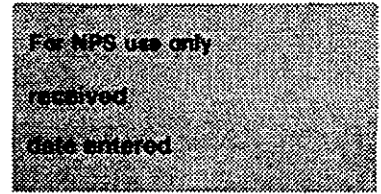
Thence in a north westerly direction along the southern boundary of the lands of John D. & Sara E. Robinson, a distance of approximately 286 ft. to a point in the southern edge of the Strasburg Road, Rt. 162, right-of-way line.

Thence in a northerly direction across the Strasburg Road right-of-way a distance of approximately 16 ft. to a point in the line of the lands of Chester County Historical Society 980 ft. west of the intersection with the centerline of Northbrook Road, being the point of beginning,

Containing approximately 102 acres.

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#9 continued

Chester PA), March 11, 1948, "Early Days in Marshallton Are Recalled.:/Eugene L. DiOrio,
Chester County: A Traveller's Album (Coatesville, PA, 1980), 122-25. / Norma Jacobs, ed.,
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