NPS Form 10-900 OMB No. 1024-0018

United States Department of the Interior
National Park Service

990

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 National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form.* 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.

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NAT. REGISTER OF HISTORIC PLACES
NATIONAL PARK SERVICE

1. Name of Property

Historic name: Huntland

Other names/site number: New Lisbon; VDHR File No.053-0487

Name of related multiple property listing:

N/A

(Enter "N/A" if property is not part of a multiple property listing

2. Location

Street & number: 35955 Huntland Farm Road

City or town: Middleburg State: VA County: Loudoun

Not For Publication: N/A Vicinity: N/A

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,

I hereby certify that this _X_ 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 _X_ meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

___**national** ___**statewide** _X_**local**

Applicable National Register Criteria:

_X_**A** ___**B** _X_**C** ___**D**

Signature of certifying official/Title: **Date**

Virginia Department of Historic Resources

State or Federal agency/bureau or Tribal Government

In my opinion, the property ___ meets ___ does not meet the National Register criteria.

Signature of commenting official: **Date**

Title : **State or Federal agency/bureau or Tribal Government**

4. National Park Service Certification

I hereby certify that this property is:

✓ entered in the National Register

___ determined eligible for the National Register

___ determined not eligible for the National Register

___ removed from the National Register

___ other (explain:) _____

for Edson N. Beall 12.24.13

Signature of the Keeper Date of Action

5. Classification

Ownership of Property

(Check as many boxes as apply.)

Private: [X]

Public – Local [ ]

Public – State [ ]

Public – Federal [ ]

Category of Property

(Check only **one** box.)

Building(s) [X]

District [ ]

Site [ ]

Structure [ ]

Object [ ]

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

Contributing	Noncontributing	
19	1	buildings
1	1	sites
7	0	structures
0	0	objects
27	2	Total

Number of contributing resources previously listed in the National Register 0

6. Function or Use
Historic Functions
(Enter categories from instructions.)
DOMESTIC: Single Dwelling
DOMESTIC: Secondary Structures
AGRICULTURE/SUBSISTENCE: Animal Facility
AGRICULTURE/SUBSISTENCE: Agricultural Outbuilding
LANDSCAPE: Garden
LANDSCAPE: Street furniture/Object

Current Functions
(Enter categories from instructions.)
DOMESTIC: Single Dwelling
DOMESTIC: Secondary Structures
AGRICULTURE/SUBSISTENCE: Animal Facility
AGRICULTURE/SUBSISTENCE: Agricultural Outbuilding
LANDSCAPE: Garden
LANDSCAPE: Street furniture/Object
FUNERARY: Graves/Burials

7. Description

Architectural Classification
(Enter categories from instructions.)
LATE 19TH AND 20TH CENTURY REVIVALS: Colonial Revival
EARLY REPUBLIC: Federal

Materials: (enter categories from instructions.)
Principal exterior materials of the property: BRICK; CONCRETE; STUCCO; METAL: Copper; WOOD

Narrative Description
(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with **a summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

Summary Description:

Huntland, located in the rolling landscape of southern Loudoun County, Virginia, is an excellent example of a vernacular farmstead dating from the second quarter of the 19th century that was transformed by a wealthy northerner in the early 20th century into a country manor house of the Colonial Revival style. Encompassing approximately 413½ acres of rich Piedmont farmland, the main Federal-style brick house at Huntland was constructed in 1834 by local master builder and brick mason William Benton, Sr., and remodeled and enlarged in 1915 under the ownership of Joseph B. Thomas using the design of New York architects, Peabody, Wilson & Brown. The imposing brick house is comprised of a two-story, five-bay, original block with side one-story brick additions and reflects Colonial Revival-style detailing. The interior is distinguished by sophisticated Colonial Revival-style woodwork including a magnificent elliptical staircase with cantilevered steps. The impressive, Colonial Revival-style, state-of-the-art kennels and stables for the foxhounds and hunters were constructed by Thomas three years earlier than work on the main house and were based on his designs as articulated in his 1928 publication, *Hounds and Hunting Through the Ages*. Dairy barns, workers' cottages, masonry walls and gateposts, and gardens and garden features were also constructed at Huntland during Thomas's ownership in the 1910s, all within the tradition of English foxhunting estates. The buildings at Huntland have had relatively few substantive alterations since the work completed in the 1910s by Thomas. The house retains the majority of its original materials including windows, roof, and porches on the exterior and elaborate trim and staircase, plaster walls and ceilings, and flooring on the interior that date to 1915. The stables have recently undergone meticulous restoration and work is currently ongoing on the kennels, returning these building to their original condition after years of benign neglect. The physical integrity of the main house, its setting, and the collection of

domestic and agricultural outbuildings is largely intact and reflects Huntland as it was during its heyday in the early 20th century when for a short time it was the center of the Piedmont Hunt community. Over 25 contributing resources are located on the Huntland property including the early-19th-century main dwelling, springhouse, smokehouse, and guest cottage, along with secondary dwellings, a dairy barn, agricultural outbuildings, the kennels, the stables, and an English garden, all constructed in the early 20th century, and a mid-20th century swimming pool. The two non-contributing resources are a late-20th-century shed and a 2010 cemetery. Huntland stands out among other properties in the region that were transformed during the early 20th century because of the exceptional quality and extent of its surviving resources.

Narrative Description

Site Description

Huntland is one of the premier country estates in the region. The combination of a grand house surrounded by English gardens and landscape features, farm outbuildings, and a grouping of worker's cottages at an existing crossroads recalls small rural English hamlets. Sited about four miles northwest of the Town of Middleburg in southern Loudoun County, Virginia, the 413½-acre Huntland Farm is comprised of two tracts and survives as one of a group of undeveloped agricultural properties in the area. The northern-most 129-acre parcel is the smaller and includes the main house and its curtilage-- the kennels, the stables, four tenant houses, and various other buildings and landscape features. It is bordered by Foxcroft Road to the north and by Pot House Road to the east. At the roads' intersection at the northeast corner of the property is the small hamlet known as Pot House. A 284.4-acre parcel directly to the south of the smaller tract includes the majority of the farmland as well as the farm outbuildings that are grouped together and include the dairy barn with attached corncrib and silos, a milk house, a tenant house, and a shed. Southeast of this complex is a large man-made lake that was constructed during the late 1950s. A springhouse located off Pot House Road is also located on this parcel that extends south to Snake Hill Road and west to St. Louis Road. The rolling terrain is mostly open but also includes copses of trees.

The primary entrance to Huntland is located off Pot House Road near its junction with Foxcroft Road at Pot House. The double-leaf iron gates at the main entrance are flanked by two large brick posts. The one to the left contains a tablet with Latin verse from Vergil's *Georgics.*[1]

SALVE
En age segnes
Rumpe moras-vocate ingenti
Clamore Cithaeron
Taygetique canes-domitrixque
Epidaurus equorum
Et vox assensu-nemorum
Ingeminata remugit

This translates to "Greetings -- Come on, then, break out of sluggish delays. With mighty shout Mt. Cithaeron and the hounds of Taygetus and Epidaurus, mistress of horses, call. And their cry, echoed by the applause of the woods, roars back." This call to the hunt, taken from a Latin poem dating to 29 B.C., is juxtaposed with the inscription on the right post that is taken from the last stanza of the 18th-century English poem, "The Chace" by William Sommerville:

HUNTLAND
Fields Woods and Streams
Each Towering Hill
Each Humble Vale Below
Shall Hear My Cheering Voice
My Hounds Shall Wake
The Lazy Morn
And Glad the Horizon Round

This elegant entry was constructed for Joseph B. Thomas who transformed the property, formerly known as New Lisbon, during the 1910s and renamed it Huntland. Classical allusions to hunting and hounds as well as the unbridled use of hunting imagery in much of the detailing of the main house and kennels and stables illustrates the passion that Thomas had for the subject and his desire to make Huntland the centerpiece of the foxhunting community. Quotations from Sommerville's poem, "The Chace," are used not only on the entrance gates but on panels in the interior and exterior walls of the kennels and the stables, confirming Thomas's preoccupation with elements of British culture.

Shorter brick gateposts outside of the two central ones in the main gate each support a peaked, stuccoed and brick arch with a round opening covered by a small iron pedestrian gate. These tie into the tall masonry wall, which is white stuccoed with a brick-colored, rounded concrete coping, and which runs along part of the southeast edge of the property and wraps around the corner to the junction with Foxcroft Road and then continues a short distance to the west. Two tenant houses dating to the 1910s are located at the Pot House junction and a third is located just north of the main entrance gates. The fourth tenant house is sited directly south of the main entrance gates and dates to the mid-19th century. The siting of the tenant houses with the masonry perimeter walls extending to their sides screens their backyards from view along the road.

The tall masonry wall that runs along Pot House Road generally conceals the main Huntland house from view, with the exception of three openings.[2] These offer framed glimpses into the property, suggesting that while Thomas wanted privacy, he also wanted to showcase Huntland to those who passed by. Two of the gates are located along the southern end of the wall where it turns and runs perpendicular to Pot House Road. One offers a view into the gardens south of the main house through a rounded brick arch and the other through an ogee arch. The other gate is at the top of a set of stone stairs south of the main entrance and provides a direct line of sight to the front of the main house from Pot House Road.

Next to these stairs is an opening into the top of an underground room that is lined with formed reinforced concrete and is matched with a similar room near the north wing of the main house. It is generally believed that the two rooms were once connected by an underground tunnel that was filled in the 1960s.[3] A common thought is that this was an early- to mid-19th-century feature of the property and was associated with the Underground Railroad movement. In the absence of any supporting historic evidence, the physical evidence of two reinforced concrete rooms, one near the house and one along the road that were likely linked by a tunnel (now filled in) suggests some sort of a delivery system where things were off-loaded along the road and ferried to the main house. It is known that Joseph B. Thomas's work at Huntland included the most up-to-date elements. This is evident not only in the main house but also in the kennels and stables, where the facilities are state-of-the art. A large cistern behind those buildings and a pumphouse to create a centralized water distributing system were built by Thomas, so it is possible these concrete rooms were part of a centralized heating plant that was never completed. Because Thomas left the area so abruptly could explain why the function of these rooms is not known. Certainly they are constructed of materials that are more typical of the early 20th century, not of the 19th.

The remainder of the Huntland property is fenced with wood rail fence. Secondary entrances to Huntland are located along Foxcroft Road and further south along Pot House Road and are marked by modern yet unobtrusive security gates.

Huntland's curved, main graveled driveway (Huntland Farm Road) is lined with majestic trees and mature bushes. It gently winds its way into the property after passing through the entry gates on Pot House Road. The masonry wall extends a short distance along both sides of the driveway, concealing the rear yards of two of the tenant house. Just before a bridge, the drive forks to the south and leads to the front of the main house, terminating in a pea-gravel circle defined with boxwoods and a flagpole at its center. Mature boxwood line the front of the house that also features two large trees. Nearby is a small garage, hidden from view. The main house stands near the northeast corner of the property and faces east. To its south are a brick smokehouse and springhouse that date to the earliest portion of the main house (ca.1834). These two outbuildings are incorporated into a formal garden, a contributing site, installed ca. 1915 in the area south of the main house. Defined on the east and south by the perimeter masonry wall, the garden at Huntland includes two pergolas, two terraced lawns, and a cruciform-shaped serpentine-walled formal garden. A man-made, stone-lined pond and watercourse are located behind the house to the west. Stone retaining walls help define these areas, and one near the back of the house functions as a *ha-ha*. The stone ruins of a small building are located on the west side of the pond and include a semi exterior-end stone chimney. The physical evidence suggests this was a garden folly or picnic building that was constructed as an element of the overall garden features.

The major path of the driveway past the fork to the main house continues across an elaborate stuccoed and brick bridge that traverses a small waterway. The bridge employs the same motifs of brick posts with corbelled caps, stepped stuccoed masonry walls with rounded concrete coping, and peaked side walls like those found in the front entry gates and perimeter walls, confirming it was also constructed in the late 1910s under the ownership of Joseph B. Thomas.

The elaborate U-shaped stables and kennels that were constructed in 1912 and 1913 are located west of the main house and south of the bridge. The main drive branches to the south and runs along the east side of the stables and continues south to the kennels. A modern-period cemetery, a 1910s former chicken coop, and a modern-period shed are located south and east of the kennels. A very large, above-ground, concrete cistern, dating to the 1910s, is located on top of a small hill west of the kennel and stable.

The driveway continues past this complex heading west. At a sharp curve, where the road bends to the east heading out to a secondary entrance on Foxcroft Road, is a graveled road leading south to the agricultural buildings. Two dilapidated frame sheds are located off the southeast side of the road and appear to have been constructed during the late 19th century. They were once used as dwellings but were later converted into animal shelters. The road ends southwest of the main house at a large dairy barn complex that also includes a tenant house, shed, and milk house. The large U-shaped dairy barn has two attached silos and an attached corncrib. Although not currently in use, the building is largely intact with its original tubular steel stanchions that bear the mark "Louden," a well-known producer of farm implements.

This group of farm outbuildings also has a secondary entrance along Pot House Road. A one-story, two-room, ca. 1915 springhouse, part of which was reputedly also used as a schoolhouse, stands just inside this entrance.

The remainder of the Huntland property is generally comprised of open rolling farmland used to graze cattle and horses. Several small waterways run through the property, the largest being near the springhouse at the eastern edge near Pot House Road. A seven-acre lake is located in the center of the property and was constructed in the late 1950s.

Main House-Exterior

The Huntland residence is comprised of a two-story main block flanked by one-story gabled wings fronted by full-length porches. The house is a remarkably well-preserved example of a sophisticated execution of the Colonial Revival style using a pre-existing vernacular Federal-style brick dwelling. With the front facing east, the two-story, five-bay, gable-roofed center block of Huntland is the original 1834 structure, with the one-story side wings added in 1915 after a design by New York architects Peabody, Wilson & Brown. Resting on a stone basement that is partially underground, the brick walls of the main block are laid in five-course, American-bond brick with jack arches over the windows, a molded brick watertable, and a projecting denticulated brick cornice that is topped by a boxed molded wood cornice with rope molding. The standing-seam copper gabled roof is flanked by paired interior-end parapet chimneys and is topped by a deck with flat skylights and Chippendale-style wooden balustrade. Rectangular copper scuppers for the guttering are found on the corners of the building and the porches. The one on the left side of the main block is inscribed with the date "1837" and the one on the right with the date "1915." These refer to the believed construction and remodeling dates for the house and are also found in metal numbers screwed to the brickwork in the gable-ends of the main block. Other scuppers feature the initials "JBT" for Joseph B. Thomas, the owner in 1915,

and "CFT" for Clara Fargo Thomas, his new bride in 1915. Historical research conducted as part of this nomination has determined that the main house was completed in 1834, three years earlier than the traditional 1837 construction date assigned to Huntland and as graphically depicted on the main house.

The fenestration of the main block of the house dates to 1915 when most of the windows openings were elongated and the original six-over-six and nine-over-six-double-hung sash were replaced with the current 18-by-18-light wood casements on the first floor and the 14-by-14-light wood casements on the second floor and basement level. The rear elevation contains double-hung windows but the openings were elongated slightly in 1915 to accommodate the 20-over-25-wood sash on the first floor and the 15-over-20 wood sash on the second floor and raised basement level. The plain louvered wood shutters on the house were also replaced at that time with longer ones that feature a fox-mask cutout near the top, alluding to the property's association with foxhunting. Round-arched windows with casement lights were also added along the side elevations of the main block in 1915.

A one-bay, full-height, front-gabled portico is centered on the façade of the main block of the Huntland house and is supported by monumental, painted brick columns with Composite capitals that rest on shallow square bases. Plain Doric brick pilasters run the full height of the porch along the brick façade of the main block. The plastered tympanum of the pediment, with gable-end returns, features a brown-colored plastered eagle with outspread wings clutching arrows in one claw and an olive branch in the other along with a crest with stars representing each of the original 13 colonies. This emblem of the United States was added to the portico in the late 1950s when Huntland was owned by the Brown family from Texas, who often entertained political and governmental figures here, including their good friend Lyndon B. Johnson. Single carved metopes at the ends of the plain frieze support the pediment with perforated block modillions and rope molding. A double set of gently curving flagstone stairs with iron railings lead up to the stone deck of the portico. The elaborate main front entrance consists of a paneled door with an elegant fanlight with spider-web tracery, and sidelights with tracery in the pattern of intersecting half circles. Fluted half Composite columns frame the door and sidelights. The segmental brick arch above the fanlight suggests that this doorway was part of the 1915 remodeling and that perhaps the house originally had a square headed entrance, more in keeping with the relatively simple, five-course, American-bond brick walls. Centered above the entrance door in the second-story, 16-by-16-light wooden French doors open out onto a small semi-circular, metal balconet. Historic photos confirm that this was always a doorway as the house originally had a two-level porch and the brick jack arches above the opening match those of the other windows. The elliptically-arched ceiling of the portico is plastered.

The rear elevation of Huntland looks out onto a pond and the kennels and stables beyond to the west, all constructed during Thomas's ownership. The basement level on this side is almost full height as the house was built into a slightly banked site. Double stone stairs gently curve up to the one-bay, front-gable portico that contains a broken pediment, denticulated cornice, and a shallow rectangular urn in the tympanum. The simple, single-leaf rear door with two lights is topped with a brick jack arch, and appears to be in its original location. The portico is supported

by a raised parged concrete foundation with a central, round-arched, brick-outlined opening that leads to the basement entry. The deck of the portico extends out onto a semi-circular brick deck with wrought-iron railing that is supported by six brick columns resting on a concrete patio at the ground level.

The one-story, four-bay, gable-roofed brick wings are centered off the sides of the main block and feature five-course, American-bond brick walls, raised parged basements, semi-exterior-end brick chimneys, and integral four-bay porches with painted, brick, Doric columns and plain wooden balustrades. All is in keeping with the historic look of the original central block. Quarter-round attic windows with spider-web tracery flank the chimneys, and the wooden cornice is denticulated with a rope band similar to that on the main block. Four sets of 20-light French doors topped by paired four-light transoms and flanked by full-height louvered wooden shutters with fox-head cutouts open out onto the porches from the wings, and one set of round-arched French doors opens out from the sides of the main block. The porch to the south has a plastered ceiling whereas the one to the north has exposed hand-hewn and sawn timbers, giving it a rustic feel. According to the 1937 WPA form on Huntland by Elizabeth F. Morgan, these hand-hewn timbers came from a slave quarters that once sat on the property. Each wing has a set of stairs concealed by the boxwood hedge that leads down to the basement level. The one to the north contains a door that leads down a set of concrete stairs to a concrete-lined room that lines up directly with the one located along the Pot House Road. A pre-1915 photograph of the house shows that a one-story, two-bay service wing with a two-level porch originally existed in the location of the south wing and may have been the inspiration in 1915 for these larger wings. A ghosting of part of the roofline of the original wing is visible on the south end of the main block.

Main House- Interior

The interior of Huntland represents the house as it was remodeled in 1915 and features fine woodwork from that period, some of which includes symbols relating to the owner's passion for foxhunting and his involvement in the Piedmont Hunt. It appears that during this time the original 1834 house was gutted with the stair, flooring, woodwork, and some of the interior walls removed. Writing in a 1920 sale catalog for Huntland, Joseph B. Thomas himself describes the house: "Most minute study was given to the contemporary architecture of the day all up and down the Atlantic coast and various interesting details were taken from contemporary houses from Salem to Savannah so the "Huntland" today is architecturally considered a 'Gem of Americana.'"[4] It is evident that Thomas was intimately involved not only in the design of the stables and kennels but also in the detailing of the main house.

Although the original plans by Peabody, Wilson & Brown are lost, a rendering of the first-floor plan is included in a 1919 article that appeared in *Country Life*, showcasing Huntland along with six other country estates. It shows the original functions of the rooms as designed by the architects. The center passage is divided into a front entrance foyer and a rear stair hall by an elliptical archway with a keystone. Doorways leading into rooms off either side of the foyer are framed by architrave trim with a full entablature decorated with a central oval sunburst flanked by carved fox masks over crossed brushes, the insignia of the Piedmont Hunt. The walls of the

foyer have paneled dado with paneled wainscot below a molded chair rail. A molded denticulated cornice encircles the room. The front door is flanked by paneled and reeded pilasters with a keystone above the fanlight. The rear of the space is dominated by a dramatic, flying, elliptical staircase that features cantilevered steps with paneled ends, a mahogany handrail, a wooden handrail along the wall, tapered balusters, and a reeded newel. A crystal pineapple finial, symbolizing hospitality, is topped with a silver button that carries the Piedmont Foxhounds insignia and the initials "PH" for Piedmont Hunt. The rear wall of the stair hall curves and includes a doorway to a service area to the left, a rear exterior door, and a niche in the wall. Stairs down to the basement are located beneath the main stair.

The room off the north side of the center passage is the living room (noted as Drawing Room in the architects' plans) and the most highly ornate. Running the full depth of the main block and measuring 16 feet by 31 feet with an indented wall that presumably was where an original wall existed in the 1834 house, the back end is currently used as the dining room. This room is fully paneled and divided into bays by fluted pilasters with corn leaves as capitals, some of which are topped by blocks with carved flower heads. A full entablature and bracketed modillion cornice surrounds the room. A marble mantel with full Tuscan columns on plinths is located on the north end of the room across from the doorway to the foyer and has a paneled overmantel with a broken pediment adorned with a wooden carved ear of half-husked corn. The use of the corn motif, representing a staple of agrarian life in Virginia, harkens back to the American Architectural Order developed in the late 18th century by Benjamin Henry Latrobe when working on renovations to the U.S. Capitol. To the left of the fireplace is a round-arched, double-leaf door leading out onto the porch of the side wing that is balanced by a similar round-arched built-in cupboard and shelves to the right. A large doorway along the back north side of the room opens up to the side wing that is a few steps lower.

Thomas describes the use of these symbolic decorative elements in his narrative in the 1920 sale brochure for Huntland stating, "In design there are a few diversions from the conventional, in one instance the customary classical urn design being supplanted by a motif of corn leaves and ears. The pineapple (emblem of hospitality) has been used."[5] He goes on to explain that old wood of varying widths was used to replace the floorboards in the old part of the house and that the new woodwork had been planed to make it look old.

The secondary parlor south of the center hall, noted as the boudoir in the architects' plans, features fully paneled walls, a molded cornice, and a panel above the double doors with a carved urn with swags flanked by sunburst medallions. This room, which measures 15 feet by 15 feet, while still elegant, has trim that is simpler than that in the main parlor. The fireplace has a marble surround and a wooden mantel with fluted consoles supporting a simple mantel shelf. A set of round-arched casement windows with a built-in bench is located left of the fireplace and double-leaf, round-arched doors leading out to the porch of the south wing are to the right.

Behind this room, presumably in what was originally a room in the 1834 house, is a large bathroom with its original 1915 vintage black and pink wall tile and flooring, sink and counter, tub and shower, and fireplace surround. The south wall that contains the fireplace is fully

mirrored, creating the illusion of a larger room. The brass fixtures and the toilet and its hardware are also intact. Between this bathroom and the main hall is another small bathroom and a coat closet.

The 1915 south wing of Huntland is comprised of a large room measuring 16 feet by 30 feet with a barrel vaulted ceiling, carved Italian marble mantel, and paneled wainscot and chair rail with fret work below. Originally built as Joseph Thomas's bedroom, the room is now used as a study. Historic photographs show that it was originally decorated with Oriental-inspired elements including wallpaper, which are no longer intact. The door and window trim retain the bamboo-inspired trim. In 1920, Thomas describes the room as "...probably the most interesting Chinoiserie room in America."[6] Four sets of double-leaf French doors along the east wall lead out to the covered porch. The south end of this wing contains two doors that flank the fireplace and lead into a bathroom, dressing room, and a circular stair down to the basement.

The north wing contains an oval-shaped room measuring 16 feet by 31 feet that is connected to the main block through a door opening along the northwest wall of the main parlor. When constructed in 1915, this room functioned as the dining room. Two rounded steps drop down into the room and have curved plain handrails and balusters. The door surround features fluted pilasters, scrolled brackets, a denticulated cornice, and a carved panel of two crossed foliated branches. The large room has a wooden floor, a coved ceiling with crystal chandelier, a segmental-arched marble mantel surround, paneled wainscot, and molded chair rail. Doors on either side of the fireplace on the north end lead to a pantry with a dumb waiter, steps descending to the basement kitchen, and steps ascending to a storage area. Four sets of French doors lead out to the porch along the front of the wing. Thomas indicates in his sale brochure that the decorations in the dining room "comprise an original French panorama paper of exquisite coloring depicting the Bay of Naples. The mantle [sic] and doorway are authentic Adam from the David Garrick House at Hampton Court." He goes on further stating that, "...this room typifies to an unusual degree what usually happens in American houses of early date where the taste of the owner was intelligently expressed in assembling beautiful things from various corners of the earth." Although these elements were removed by subsequent owners, the room, now used as a ballroom, still retains its elegant form, proportions, flooring, and majority of window and door trim.

The second floor follows a center-passage, double-pile plan that would have been an original feature. The hallway landing on the second floor is remarkable for the hand-painted, finely-crafted wallpaper that hangs on the walls and depicts scenes of birds and is one of the few areas in the house where the wallpaper that Thomas installed remains. An elliptical arch frames it from the stairs and the double-leaf French doors on the end open out onto a small balconet under the front portico. As on the first floor, all these rooms retain their wood flooring, plastered walls, and wooden baseboard, chair rail, and cornice. The northeast corner of the main block contains a small room with paneled walls and a Federal-style mantel used as a study. Behind it is a larger bedroom with a more elaborate Federal-style mantel that features reeding and gougework. Between them is a bathroom. Two bedrooms are located along the south side of the main block, each with finely executed Federal-style mantels and trim.

The flying elliptical staircase continues to the attic story of Huntland. A transverse hall opens up to three additional rooms as well as a bathroom that were probably used by servants. A set of metal stairs leads up to the widow's walk.

The basement of Huntland generally contains the service areas, including a kitchen beneath the north wing, a secondary dining room (breakfast room), and a bathroom. A room along the backside of the main block was outfitted as a den by Thomas and includes wainscot, brick floors, and a built-in corner cupboard.

Secondary Resources

Kennels, 1912 and Stables, 1912 and 1913, Contributing Building (2):
These kennels and stables are the first two buildings that Joseph B. Thomas constructed on this property after purchasing it in 1912. The kennels are described in great detail in his 1928 publication *Hounds and Hunting Through the Ages* and reflect Thomas's deep interest in creating the ideal model for these building types in America. In the book he states the kennels were constructed in 1911, but Thomas did not purchase the property until January so he was either mistaken or began construction before closing on the property. In discussing the kennels and stables at Huntland, Thomas states they were constructed "at great expense of hollow [concrete] tiles with stuccoed exterior and interior," and that although expensive and a solid material, they were prone to dampness and were better constructed of frame as he later recommended to his friend P. A. Rockefeller at the Overhills Club near Fayetteville, North Carolina.[7] In the 1920 sales brochure for Huntland, Thomas boasts that the stables "are the most complete in America and while adapted to American conditions.....they are second to none of the best sporting stables of England." He also explains that the design of the kennels grew out of his "personal knowledge not only of the most important kennels of America and England, but an experience of many years in handling large numbers of dogs."[8]

Kennels, 1912:
This large, Colonial Revival-style, stuccoed, concrete U-shaped building is comprised of an 11-bay, two-story main block with a central projecting pavilion and one-story side wings that extend perpendicular to the ends of the main block creating a central square courtyard. An arcade extends around the interior courtyard formed by the main block, the side wings, and the ten-foot-tall masonry walls along the southeast side. The building features side-gabled roofs of standing-seam metal with cupolas, interior chimneys, eight-over-eight, double-hung-sash wood windows, and inset end porches.

The side wings generally contain individual kennels for the hounds as well as sick rooms, dipping rooms, and feeding rooms. Doors along the interior of the side wings open out into the central court that once included tall screens that created runs for the hounds. The main block contains a large kitchen, where vats of a special porridge were cooked for the hounds in addition to a trophy room, office, and "motor shed." The rest of the main block, including second floor, contains bedrooms for the hunt staff and a six-room duplex apartment for the huntsman and

kennel keeper. The stuccoed walls are detailed with brick pilasters at the corners. Quotations from the poem by William Sommerville's "The Chace" are set in panels with raised lettering along the walls outlining the courtyard and throughout various areas in the interior of the main block. The kennels have been abandoned for many years and are undergoing meticulous restoration by the current owner.

Writing in 1928, Joseph B. Thomas describes these kennels and explains their form and layout:

> An efficient kennel, well laid out, has many a practical advantage. In the first place, it has a tendency to sustain the morale of the hunt staff, it is easier to handle hounds in, it is easier to keep clean. ...when my first foxhound kennel was built [Huntland].... I proposed to build for the pack and the hunt country the best and most workmanlike quarters that thought and experience could produce...The accommodations were of suitable dimension for 60-80 couple of hounds....This building completed in 1911 at Huntland....was built of poured concrete, stuccoed on the exterior, with the interior walls plastered where essential. On several walls are inserted panels with raised letters, giving admonition on kennel management in the delightful verse of, "The Chace." The roofs of cypress shingles, stained black, the cream–colored stucco walls with handmade brick pilasters supporting arches, with white shutter and black details, produced a very satisfactory ensemble. The general effect is that of a building in the eighteenth-century manner. The general form is that of a hollow square, facing southeasterly. The northerly side contains the huntsman's quarters (two floor and six rooms), also the hound cook room and the feeding room; over these, two hunt staff bedrooms, livery lockers, feed bins with chute to cook room, and storage space; a cellar under both ends for coal bins and the house-heating furnace. The east side contains a trophy room and office, two hospital rooms, motor shed, and five lodging rooms. The west side contains dipping rooms, two store rooms, shed for motors, and five lodging rooms. The square is completed on the southerly side by a ten-foot wall and gate, the interior of this hollow square being divided into concrete paved courts. The concrete paving is of brick–color to obviate glare. All divisions of space are of stout wire panels and doors stretched on steel frames set in concrete. A space wide enough for vehicles leads from the south gate through an archway and sliding doorway in the center of the north side. A court into which the hounds may be drafted before feeding gives access to the feeding room through one door, while another door gives exit to the court after feeding. ...In such a kennel, hounds can be controlled with precision and become very obedient...[9]

Stables, 1913:
The stables that adjoin the kennels at Huntland are housed in a building of similar construction, proportion, and design as the kennels and was constructed in 1913. Also a U-shaped form with a two-story block and side one-story wings, the building contains horse stalls and a square courtyard enclosed with a tall stuccoed masonry fence with brick coping and brick gateposts.

The building was recently restored by the present owner and is currently used to stable her champion showhorses.

This large, Colonial Revival-style, stuccoed, concrete U-shaped building is comprised of an 11-bay, two-story, side-gable main block with a central, two-story projecting pavilion that is defined by brick pilasters and a central, segmental-arched entry with a brick arch. Above the arch is a window with a round-arched transom flanked by narrow casements. The double-hung wood windows in the main block are eight-over-eight-sash with louvered wooden shutters. The north end contains an inset porch with round brick columns. The side-gabled, standing-seam metal roof contains interior brick chimneys and a tall hexagonal louvered wood cupola. The one-and-one-half-story side wings that extend perpendicular to the ends of the main block create a central square courtyard and contain eighteen stalls. Each wing has three gabled dormers facing the courtyard and each contains double-leaf, round-arched doors and provides access for loading hay above the stalls. An arcade with brick columns supporting segmental arches extends around the interior courtyard formed by the main block, the side wings, and the ten-foot masonry walls along the southeast side. The main block contains living quarters for groomsmen, a trophy room, carriage house with a lift to store unused carriages on the second floor, harness rooms, tack rooms, wash stalls, and bathrooms.

Garden, ca. 1915, Contributing Site

This English garden located south of the main house was probably designed by the house architects, Peabody, Wilson & Brown, in conjunction with the owner Joseph B. Thomas. A pergola off the south end of the south wing has painted brick columns and a brick herringbone-pattern walk outlined in stone that connects the house to the smokehouse and the springhouse. Also included in the garden is another pergola that supports wisteria vines. The garden is terraced along the front of the house, stepping down to the south in three levels. A cross-shaped garden with serpentine brick walls is located in the southeast corner of the garden. A stone-lined pond and stone watercourse are located behind the house and tied into the gardens by a stone retaining wall and ha-ha. Also included on the other side of the pond is the stone ruin of what appears to have been a small, one-story ca. 1915 garden building with a stone chimney. The frame superstructure is absent. Joseph B. Thomas describes the garden in his 1920 sale brochure as, "unquestionably the most interesting modern gardens in Virginia, there being a terraced serpentine garden, an Elizabethan garden with water flowing through it and an old fashioned wall garden."

Smokehouse, ca. 1834, Contributing Building

This one-story, one-bay brick smokehouse is laid in five-course American bond and rests on a stone foundation. The side-gabled roof is clad in standing-seam copper and the solid wood door has louvered vents. Open brickwork in the south gable end provides ventilation to the interior. A six-over-six-sash wood window is located in the south gable end. Fronting the building is a brick column that is part of the long stepped arbor that extends from the south porch down to the springhouse erected during the ca. 1915 construction of the English garden.

Springhouse, ca. 1834, Contributing Building
This one-story, one-bay ca. 1834 brick springhouse is now used as the poolhouse. It is built into a banked site with a full stone basement level accessible through exterior stairs on the southeast side. The basement has exposed hewn joists and a concrete floor. The gabled roof is covered in standing-seam metal and the centered doorway on the north side has a short brick jack arch. Other details include overhanging eaves and small window on the west side.

Swimming Pool, ca. 1955, Contributing Structure
Constructed in the mid- to late 1950s, this in-ground concrete pool has a flagstone surround and patio area.

Garage, ca. 1939, Contributing Building
Constructed ca. 1939, this one-story garage near the main house is comprised of one stone bay and another later addition that is of stuccoed concrete block. The two parallel gable-end roofs are clad in standing-seam metal and the utilitarian building features exposed rafter ends. The stone section has an overhead garage door, while the other is open.

Front Entrance and Wall, ca. 1915-1918, Contributing Structure
The tripartite main entrance to Huntland off Pot House Road is comprised of two large brick posts supporting double-leaf wrought-iron gates with smaller brick posts to the sides supporting iron pedestrian gates. Raised- lettered inscriptions in Latin and English relating to foxhunting are found in panels on each of the main gateposts. These brick gateposts are tied into the extensive parged masonry wall lining the perimeter of the property along stretches of Pot House and Foxcroft roads. These walls are stepped to follow the elevation of the terrain and have a brick and concrete rounded coping. Three openings in the wall provide framed views of the front of the main house and the gardens.

Concrete Room, ca. 1915-1918, Contributing Structure (2)
These two underground rooms constructed of reinforced formed concrete appear to have been constructed during Joseph B. Thomas's ownership probably as part of an unfinished physical plant for heating. One of the spaces is located along Pot House Road and the other near the 1915 north wing of the main house. Tradition maintains that a tunnel that once connected the two rooms was part of the Underground Railroad, but no historical evidence has been found to confirm this. The tunnel and the room closest to the main house were filled in the mid-20th century when Huntland was owned by the Browns.

Guest Cottage ca. 1834, Contributing Building
This one-and one-half-story, stuccoed dwelling is located directly south of the main entrance gates to Huntland. Unlike the three other small cottages that are also located on the perimeter of the property at the hamlet of Pot House, this one was not constructed during Joseph B. Thomas's ownership, but instead could date to ca. 1834 or earlier. The house was remodeled by Thomas, who also added a rear wing, and now has an early-20th-century appearance. It features a standing-seam metal roof with semi-exterior-end stuccoed chimneys and two front-gabled dormers on the front and one on the rear, all with small six-over-six, double-hung sash windows.

The fenestration on the rest of the dwelling is comprised of six-over-six, double-hung sash wood windows. The pedimented front porch has square posts. A one-story gabled wing extends to the rear as well as an enclosed shed-roofed porch.

Kennel behind Guest Cottage, ca. 1915-1918, Contributing Building
This small, two-unit, beagle kennel is tied to the Guest Cottage by a five-foot-tall masonry wall that has much of the same appearance as the main walls along part of the perimeter of Huntland and ties into the south end of the kennel. The one-story, stuccoed masonry building is comprised of two three-bay units each with a central door flanked by six-light windows. The gabled roof is covered in standing-seam metal. An additional bay extends to the north.

Garden Cottage 1 and 2, ca. 1915, Contributing Building (2)
These nearly identical one-and-one-half-story masonry cottages are clad in stucco and have standing-seam metal, side-gable roofs with two front-gabled dormers with round-arched windows, and a central stuccoed chimney. The inset, three-bay front porch with a three-bay arcade of stuccoed piers shelters the entrance and has a solid balustrade. Other details include a denticulated brick cornice, six-over-six-sash wood windows with brick sills, and a few louvered wooden shutters. The masonry wall that runs along the perimeter of the property at this location extends to the sides of the dwellings, concealing their backyard. These two cottages are located at the junction of Pot House and Foxcroft roads and were built by Joseph B. Thomas as housing for resident workers at the farm. Photographs of them, referred to as "Gardener Cottages" were included in the 1920 sale brochure of the property as well as a November 1919 article in *Country Life* magazine entitled "The Housing Problem on The Estate," which compares different approaches to siting residences that house estate workers. The two dwellings are pictured in the article with the caption reading, "Farmer's cottages grouped together on the estate of Mr. Joseph B. Thomas at Middleburg, Va. Wherever possible it is generally best to house each family in a separate house, preferably in a group somewhat removed from the main house and close to their work."[10]

Manager's House, ca. 1915, Contributing Building
This one-and one-half-story, stuccoed masonry cottage is located immediately north of the main entrance gates to Huntland. It features a standing-seam-metal, gable-end roof, a two-bay hipped-roofed porch with square posts and Chinese Chippendale railing, gable wall dormers along the side elevations, and a stuccoed central chimney.

Bridge, ca. 1915-1918, Contributing Structure
This concrete slab bridge traverses a small watercourse that runs through the property and feeds into the small pond located behind the main house. It features the same detailing that is found on the front entrance gates and wall that run along the northeast perimeter. This includes stuccoed masonry walls with peaked side walls, brick posts, and brick-colored concrete coping. Stone stairs in the corner of the bridge lead down to the creek.

Shed, ca. 1918, Contributing Building
This one-story, 12-bay, former chicken coop is of cinder-block construction with a standing-seam metal roof, exposed rafter ends, six-over-six-sash wood windows, and three metal Turk's-head ventilators on the roof. It appears to have been constructed ca. 1918 and is now used as a shed.

Sheds, ca. 1900, Contributing Buildings (2)
These two animal sheds are located off the driveway southwest of the house that leads down to the agricultural outbuildings. Currently abandoned, their last use was as animal sheds and they have dirt floors. The current owner believes they may have once been used as slave quarters. The balloon-framed construction, with sawn members and wire-cut nails, instead suggests a post-Civil War construction date. One is a one-story, three-bay, frame building clad with board-and-batten, and has a standing-seam metal gabled roof, a central brick flue, overhanging eaves, exposed rafter ends, no visible foundation, and is missing its doors and square-shaped windows. The other building is a one-story, two-bay structure with weatherboard siding, a gabled roof covered with standing-seam metal, and exposed rafter ends. A one-bay hyphen connects it to a two-bay side wing that is covered in board-and-batten siding and has a gabled standing-seam metal roof with an interior-end brick flue.

Pumphouse, ca. 1915-1918, Contributing Building
Currently abandoned and awaiting restoration, this ca. 1915-1918, one-and-one-half-story, stuccoed, concrete building features a gabled roof clad in wood shingles on one side and standing-seam metal on the other. A central brick flue with corbelled cap pierces the roof along with a shed-roofed dormer on each side that contains six-light wood windows. Other details include six-over-six-sash, double-hung wood windows with brick sills some of which have rounded transoms and outlined by a brick arch, and a double-leaf paneled wood door with a brick-lined round arch. The northwest room appears to have been the pumphouse, while the room next to it, which has narrow tongue-and-groove paneling, may have been used as a classroom.[11]

Concrete Basin, ca. 1915-1918, Contributing Structure
Located between the pumphouse and the creek, this ca. 1915-1918, above-ground rectangular concrete structure currently holds water and is associated with a central water system at Huntland.

Cistern, ca. 1915-1918, Contributing Structure
This extremely large, above ground, circular cistern is constructed of poured concrete walls that are battered for structural stability. The pyramidal roof is covered in standing-seam metal.

Tenant House, ca. 1915, Contributing Building
This one-and-one-half-story, five-bay, gable-roofed, Colonial Revival-style frame dwelling has stuccoed walls, a wood-shingled roof with three shed-roofed dormers, two semi-exterior-end stuccoed chimneys with stone caps, a stuccoed foundation, and six-over-six-sash wood windows. The five-bay integral front porch has square posts. A one-story, six-bay, gable-roofed wing to the

south appears original while the two-bay wing to the north is a later addition. Both have wood siding and wood shingle roofs.

Machine Shed, ca. 1915 with later additions, Contributing Building:
This L-shaped, one-story, six-bay, open machine shed partially rests on a stone foundation. It has vertical wood siding and a corrugated metal roof. The rear gabled wing is an addition.

Milking parlor, ca. 1940, Contributing Building
This one-story, eight-bay, formed concrete building is stuccoed and has a gabled roof covered in standing-seam metal. The windows are 4-by-4-light steel casements. The original stairs down to the milking pit are still intact although the floor has been raised in that area.

Dairy Barn with Attached Corncrib and Two Silos, ca. 1915-1918, Contributing Building
This large, one-story, U-shaped, frame dairy barn is currently not being used and is awaiting restoration. The building rests on a formed concrete foundation and is clad in board-and-batten siding with low six-light wood windows along the front. The gabled roof is covered in standing-seam metal and features large Turk's-head ventilators and square wooden gabled vents. The main block is comprised of two milking areas, each with concrete walls, ceilings, and floors. The tubular-metal stanchions bear the mark of "Louden," a well-known manufacturer of barns and farming implements of the era. The wing to the southeast is a feeding area and is an original feature. It provides the connection to the two concrete silos (one with a domed metal roof), which are located at the southwest corner of the barn. At the eastern end of this wing is a hyphen that connects it to the large, gable-roofed corncrib that rests on concrete piers and has a center-aisle plan with a segmental arch. The gabled wing to the north is a loafing area for cattle and appears to have been rebuilt in the mid-20th century. The barnyard that is formed between the main block and the two side perpendicular wings is intact. Although it is not certain who designed the barn, it was certainly influenced by standardized plans that were becoming popular at the time, including ones by the Louden Machinery Company based in Fairfield, Iowa.

Cemetery, ca. 2010, Non-Contributing Site
The Uran-Parker family cemetery measures roughly 50 feet by 50 feet in size and is surrounded by a dry-laid stone wall with gates along the west side and was completed by the current owner ca. 2010. It contains the Uran-Parker monument and two other ones in the northeast corner. One is blank and the other is inscribed with "Irwin Uran April 24, 1926 June 23, 2007."

Shed, ca. 1975, Non-Contributing Building
This one-story, one-bay, gable-end, frame shed was constructed ca. 1975 and has stucco siding, eight-over-eight-sash wood windows, a v-crimp metal roof, German-lap siding in the gable ends, and a louvered cupola.

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.)

- [x] 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.
- [x] 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 grave
- [ ] D. A cemetery
- [ ] E. A reconstructed building, object, or structure
- [ ] F. A commemorative property
- [ ] G. Less than 50 years old or achieving significance within the past 50 years

Areas of Significance
(Enter categories from instructions.)
AGRICULTURE
ENTERTAINMENT/RECREATION
ARCHITECTURE

Period of Significance
ca. 1834 – ca. 1962

Significant Dates
ca. 1834
ca. 1912-1915
1962

Significant Person
(Complete only if Criterion B is marked above.)
N/A

Cultural Affiliation
N/A

Architect/Builder
Benton, Sr., William (builder)
Thomas, Joseph B. (designer, kennels and stables)
Haga, Claude, of M. D. Morrill, Associates, (architect, kennels and stables)
Peabody, Wilson & Brown (architects, main house and gardens)

Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations.)

STATEMENT OF SIGNIFICANCE SUMMARY:

Nestled in the stunning landscape of Virginia's hunt country, Huntland, originally known as New Lisbon, is an estate of more than 400 acres located near Middleburg in the southern portion of Loudoun County, Virginia. With sweeping vistas across fields devoted to cultivation for nearly two centuries, Huntland includes at its core an 1830s dwelling built by a master brickmason, William Benton, Sr., whose work is associated with buildings in the region, including his dwelling Spring Hill (Benton) and Woodburn, both state and nationally registered, as well as the Unison Methodist Church. Most notably Oak Hill, the home of the nation's fifth president, James Monroe, was also constructed by Benton and is a National Historic Landmark as well as state and nationally registered. But Huntland's most prominent distinction dates from the second decade of the twentieth century when wealthy New Yorker Joseph B. Thomas acquired the Virginia estate and converted and enlarged a relatively modest but stately brick Virginia country dwelling into a Colonial Revival-style masterpiece. At the same time, Thomas, a self-taught expert on all elements of the foxhunting world, constructed arguably one of the most sophisticated kennels and stables to accommodate horses and hounds associated with point-to-point foxhunting in the region. Following lengthy research in both the United States and England into the requirements for an ideal complex, Thomas, with the resources to complete such a task, designed and constructed these noteworthy and massive facilities. Huntland is eligible for the National Register at the local level of significance under Criteria A and C. Eligible under Criterion A in the area of Entertainment/Recreation, Huntland is an extraordinary example of an unusually well-preserved country estate devoted primarily to the esoteric world of foxhunting that reinvigorated the economy of the region in the early 20th century. The property is also eligible under Criterion A in the area of Agriculture for its early-20th-century complex of large barns and other farm buildings at the center of fields that have been under cultivation by its owners for nearly 180 years. In addition, Huntland is eligible under Criterion C for the unusually high level of the quality of Colonial-Revival elements and style associated with the 1915 renovation of the Huntland dwelling by New York architectural firm Peabody, Wilson & Brown, along with the kennels and stables designed by Thomas in 1912-1913. Thomas himself, who was not a professional architect, and working with Claude Haga of M. D. Morrill, Associates, designed, and was most responsible for, the scale and quality of the buildings constructed to accommodate horses and hounds. In addition, the grounds were designed to include elements such as gates, walls, and terraced gardens that are reminiscent of English manor estates and were probably designed by Peabody, Wilson & Brown. The house and these outbuildings are being meticulously restored to their original grandeur by the present owner.

The period of significance begins ca. 1834 when the core of the Huntland dwelling was constructed by William Benton, Sr. It includes its enlargement into a Colonial Revival-style mansion and the construction of the massive kennels/stables complex, ca. 1912-1915. The period of significance, including its ongoing use for foxhunting activities and agricultural cultivation,

and as a country retreat for notable Washington dignitaries such as Senator (and later U. S. President) Lyndon B. Johnson, extends to 1962. In that year, when Huntland was owned by wealthy Texans Herman and George Brown, it was the site of secret international negotiations between Indonesia and the Netherlands relating to the future of New Guinea that resulted in a treaty signed by both parties and the United Nations in August 1962.

The Huntland property retains the acreage it had during its period of significance as well as a very high degree of physical integrity in its resources and setting. Contributing resources on the property include the main house, springhouse, smokehouse, and a guest cottage, all constructed around 1834. Early-20th-century resources include the kennels, stables, secondary dwellings, a dairy barn with attached silos and a corncrib, a milking parlor, five sheds, a garage, a pump house, and a cistern (a contributing structure). In addition, the property boasts many landscape features dating to the 1910s including brick gateposts tied into masonry perimeter walls (contributing structures), a formal English garden (contributing site) comprised of multiple terraces, a pond, a garden with serpentine brick walls, two pergolas, a small bridge, and the ruins of a garden folly; as well as a stuccoed masonry bridge and a 1950s swimming pool, both contributing structures. Non-contributing resources include a shed dating to ca. 1975 and a cemetery from ca. 2010.

NARRATIVE STATEMENT OF SIGNIFICANCE:

Construction of New Lisbon to the Civil War (1834-1861)

The property where Huntland stands traces its history back to 1833 when Jeremiah Bronaugh and his wife Elizabeth sold a 171½-acre parcel of land to William Benton, Sr., a master brickmason and builder, long associated with the construction of James Monroe's Oak Hill and a native of Great Britain.[12] Located amidst the rich agricultural fields of southern Loudoun County at a tiny crossroads known as Leithton or Pot House a short distance west of Middleburg, Virginia, the parcel had originally been recorded as containing 150 acres but following a re-survey, it was corrected to the larger size. Jeremiah Bronaugh (born ca.1780) was a resident of the District of Columbia whose family, according to Loudoun records, owned several parcels of land in the county but did not reside there. Although the selling price was a substantial $3,267, the 1831 land tax records for the tract charged to Bronaugh do not show any improvements.[13]

William Benton, Sr., is probably best known for his work in the construction of Oak Hill (DHR File No. 053-0090) near the village of Aldie for James Monroe in 1820-1823. A master brickmason, Benton was a native of the village of Lisbon in Lincolnshire, England, and came to the United States sometime after 1815. He does not appear in the Virginia census until 1830 but his association with James Monroe's Oak Hill has been well documented so it is presumed he was living somewhere in Loudoun County during the 1820s. William Benton was likely responsible for several other brick buildings in the area including Baptist and Methodist churches in Middleburg, the Methodist Church in Unison, additions to the nearby Foxcroft manor house, and the parsonage at Emmanuel Episcopal Church.[14] The 1830 census for Loudoun County records Benton as a resident of the Bloomfield area of Loudoun with a household of ten family

members and 16 slaves. The 1832 land tax records show William Benton with a 250-acre parcel and $5,000 for buildings that were added between 1830 and 1832. This property was called Spring Hill or Benton (DHR File No. 053-0107) and stands just to the south of the present Huntland property. An additional conveyance included adjacent acreage that was part of the "Lisbon" division recorded in 1836 in a deed from Catherine Jett to William Benton, Sr.[15] William Benton appears to have constructed New Lisbon sometime between 1833 and 1834, although an inscribed scupper in the gutter and wrought-iron numbers in the gable ends, put in place during Joseph B. Thomas's renovations in 1913-1915, say "1837." The 1834 land taxes show that between 1833 and 1834 Benton, Sr., added $1,500 in improvements to the 172+-acre parcel he had obtained from Bronaugh, with no other significant increases in the following decade, confirming that as a construction date for the house. The record suggests that, although William Benton, Sr.'s land holdings were separated out into several parcels, the value of the building improvements were consolidated since the lots were adjacent to one another, resulting in the improvements to his holdings shown as $6,500, $5,000 for Benton and $1,500 for what became known as New Lisbon and ultimately Huntland. Many have speculated about which of Benton's sons may have lived in the dwelling house, but since the property was recorded as a single land holding under Benton Sr.'s ownership until 1870, it is impossible to make that determination. Regardless of who actually resided in the New Lisbon dwelling, all land and improvements were charged to William Benton (Sr.) until 1870 when the "New Lisbon Division" was gifted by Benton, Sr., to his son, James Monroe Benton,[16] born ca. 1819, who was the namesake of James Monroe whose house was being built by Benton at the time. Another of his sons, William Benton, Jr., appears in the 1840, 1850, and 1860 censuses as part of William Benton, Sr.'s household and likely would have lived in this house for at least part of the time prior to 1870.

The 1830 census records William Benton, Sr., with two adult sons listed in his household. It is entirely possible that one of these sons resided in the New Lisbon dwelling. The 1840 census again shows one adult son in his household; by 1850, William Benton, Jr., age 29 (along with his young family) are specifically named in his father's household and living in a residence valued at $2,500, likely the New Lisbon dwelling and its supporting outbuildings.[17] It is quite unusual for two separate properties, even those owned by a single individual, to be consolidated for purposes of both the census and the local tax collector; but that seems to be exactly what happened with "Benton" and "New Lisbon," in the years leading up to 1870.

Benton, or Spring Hill, (DHR File No. 053-0107, NRHP 1984; VLR 1983), shared many characteristics with New Lisbon and, as the tax records suggest, they were constructed within only two or three years of one another. According to the National Register nomination description of Benton, it was "architecturally conservative [with] high quality of construction, reflect[ing] the skills of its builder . . . William Benton ... [who was] an expert brick maker and mason."[18] The core portion of New Lisbon displays the same level of quality brickwork and simple Federal design. Huntland today retains it central core, reflecting the quality brick and masonry work of its original builder.

The combined lands of William Benton, Sr., would have supported a substantial agricultural enterprise, not unexpected in a county like Loudoun where cultivation of crops, raising of livestock, and an agrarian lifestyle dominated the overall economy. Charles P. Poland, in his consideration of the history of Loudoun, describes the northern Virginia county by saying one of its three primary characteristics was "the prevalence of agrarian community life consisting of farms and nearby hamlets." This would certainly describe New Lisbon and its surrounding homesteads, clustered around the tiny crossroads hamlet of Pot House.[19]

Census slave schedules show that Benton owned 16 slaves in 1830, 22 slaves in 1840, and 20 in 1850, of whom 12 were older than 18 and would have been working in the fields. By 1860, the number of slaves had increased to 29, of whom 12 were male and older than 18, and 12 were children less than 15.[20] The others were females over the age of 18. These numbers suggest that Benton's slaveholdings were comparable to those of the largest number of slaveholders in Loudoun County, with 116 owners reporting between 10 and 19 slaves.[21] The slaveholding numbers for Benton also show that he was responsible for the families of the enslaved workers whose numbers usually exceeded those slaves working the fields. The value of William Benton's holdings is confirmed by the dollar amounts assigned to both his real estate and personal property holdings in 1860, at which time he was 72 years old. The Benton (Spring Hill) real estate was listed as $67,250 with $30,000 worth of personal property; the New Lisbon division (now Huntland), then charged to his son William, was valued at $24,500 with the value of personal property listed as $9,000.[22] This recordation suggests that William Benton, Jr., was likely living at New Lisbon in 1860.

The agricultural census records for Loudoun County for 1850 and 1860 confirm the active farming operations at New Lisbon and Spring Hill. These records show that Benton's farms, with 700 of the total 950 (1850) to 1,000 (1860) acres under cultivation, that would have included both New Lisbon and Spring Hill, were valued at $40,000 in 1850 and $52,000 in 1860, a valuation among the highest in the southern Loudoun district. Several dozen horses, between 75 and 115 cows, seven milk cows, 60 sheep, and, in 1860, eight oxen were valued at $5,000. By 1860, 400 pounds of butter were being produced on the properties, again a precursor of later successful dairy operations in the period of 1910-1930 at Huntland. By 1860, 2,600 bushels of wheat and 2,500 bushels of corn along with 200 tons of hay were recorded.[23] The configuration of the fields may have been somewhat altered since the middle years of the 19th century, but the general area under cultivation or used for grazing appears unchanged. It can be assumed that given the magnitude of the farming operations, there would have been a number of farm buildings associated with New Lisbon (and Spring Hill) from this period, but none survive at New Lisbon from the 19th century. The surviving agricultural structures on the property date to the ownership of Joseph B. Thomas during the decade of 1910-1920, when he continued the active farming legacy of the estate.

Of particular interest in evaluating the significance of New Lisbon in the area of agriculture in the antebellum period is the activity of one of William Benton's sons, Benjamin Hyde Benton, a native of Manchester, England, who came with his father to Virginia sometime shortly before 1819. Recorded in the 1850 census as a "teacher", he apparently operated a boarding and day

school for boys at New Lisbon in the period 1850-1853. It is quite likely that the New Lisbon dwelling housed the boarding school during the 1850s, and a historic photograph of the house before changes were made by Thomas shows a one-story side brick wing that may have accommodated boarders or the classroom. According to the Virginia School Report of 1884-1885, Benton was succeeded at New Lisbon in 1854 by Professor William B. Carr who provided instruction in ancient and modern languages, higher mathematics, English grammar and literature, and geography.[24] In 1854, Benjamin Benton moved on to establish the Loudoun County Agricultural Academy and Chemical Institute in nearby Aldie. Benton was part of the broader mid-19th-century effort to investigate and promote better and more scientific methods of farming, another feature Mr. Poland presents in his discussion of the characteristics of the county when he states that Loudoun was widely known as a center for "agricultural reform and specialization."[25] The Institute Farm Building (DHR File No. 053-0139, NRHP 1982; VLR, 1981) in Aldie survives today as an important reminder of those early efforts to modernize agricultural and farming methods.[26] By 1870, Benjamin Benton is listed as a "professor of chemistry," living in Shenandoah County,[27] confirming his professional credentials in the mid-19th century relating to scientific farming practices. The younger Benton's involvement in modernizing agriculture might in part account for the successful farming operations of his father at New Lisbon and Spring Hill.

Local historians and later Benton family members have suggested that New Lisbon may have been a refuge for runaway slaves during the 1850s. Eugene Scheel, writing in the *Washington Post* in 2010 states: "I recently spoke with William Benton, great-great-grandson of the builder of New Lisbon, who said he and other family members had always heard that the tunnel leading from the house to Pot House Road that was filled in during the 1960s, and whose entrances are still visible in both the basement of the residence and near the fence/wall line at the road had been used as a conduit for runaway slaves." A close examination of the slave schedules for William Benton does not point to any diminution between 1850 and 1860 of the number of slaves he owned, so it is unlikely that any of Benton's slaves escaped. It is entirely possible that other slaves escaping from Virginia and moving north to Pennsylvania through a county where there was a sizable number of anti-slavery residents along the Pot House Road might have availed themselves of the refuge offered by such a tunnel. However, the complete absence of any written documentation, not unexpected in a climate where runaway slaves were vulnerable under the law of being returned to their owners, precludes any finite conclusions. One Benton heir suggested to Scheel that William Benton, Sr., was not an ardent secessionist, but that he did not object to his sons "standing by the South,"[28] a statement that would not necessarily support his permitting his plantation to be a way station for escaping slaves. There is nothing to suggest that William Benton would have acted in any way other than in compliance with the existing law. Moreover, architectural evidence does not support any argument other than the "tunnel" is a 20th-century feature.[29] Despite speculations, the tunnel and its entrances appear to have been constructed in the early 20th century.

Although it appears that William Benton, Jr., was residing at New Lisbon in 1850 and 1860, the ownership of both Spring Hill and New Lisbon remained with his father, William Benton, Sr., as confirmed by the consolidation of his farms in both the agricultural census and the local tax

records. Benton, Sr.'s second son, James Monroe Benton, is listed in the 1850 and 1860 census as living in Fairfax County. During the Civil War, James Monroe Benton served as a private in Company F, Virginia 6th Cavalry Regiment, having enlisted on April 20, 1861, as a private.[30] At the conclusion of the war, the U. S. IRS Tax Assessment lists William Benton, Sr., of Middleburg holding taxable real estate but the size of his holdings and the actual tax are not recorded.[31] An undated news clip claims that during the war years James M. Benton leased New Lisbon to a Baptist preacher, Dr. J. A. Haynes of Middleburg, who operated a girls' school on the property. No written documentation, other than this secondary source, could be found to confirm that. In any case, it would be unlikely that James leased the property since it was still owned by his father, William Benton, Sr., and for most of the war years, James M. Benton was a resident of Fairfax County.[32]

Post-Civil War and the Ownership of James Monroe Benton and his heirs (1865-1900) – The Continuation of New Lisbon as an Active Farming Enterprise

In 1870 William Benton, Sr., deeded the New Lisbon property, with 274 acres of his land to his son, James Monroe Benton. The conveyance was a gift, saying "in consideration of natural love and affection and of the sum of ten dollars…" For the first time since Benton, Sr., acquired the property, the "Lisbon Division" was specifically described as separate from his estate of Spring Hill. The parcel conveyed was described as containing 274+ acres and refers to one of the boundary markers as a "stone in the road near the corner of the store at the Pot House." It can be conjectured that the additional 100 acres was the site of a mill, sometimes alluded to in the 1857 tax records and located southeast of New Lisbon. The parcel is described as several tracts, "one of which was conveyed by deed from Jeremiah Bronaugh and others in January 1833 and the other from Catherine Jett in 1836."[33] It appears that there was a plat of the property prepared by another of Benton, Sr.'s, sons, Jeremiah, in 1857 that is referred to in this deed, but unfortunately it was not attached to the conveyance. It would likely show that a small portion of the original Benton, Sr.'s, holdings was carved out as the "Lisbon" division. The 1872 Land Tax records confirm James Monroe Benton as the owner of the 274+ acre parcel (later reduced by several easements to the county for the road to 272+ acres). Improvements were recorded in the Land Tax Records as $3,000, a substantial increase from 1857 (when the New Lisbon tract showed only $800 worth of buildings although an adjacent tract contained Benton's Mill with $2,000 worth of improvements), and suggesting the inclusion of several farm buildings or barns in addition to the primary dwelling. The 1872 tax book shows that Benton Sr.'s property at Spring Hill had $6,000 worth of building improvements.[34]

James Monroe Benton and his family lived at New Lisbon in the Mercer District of Loudoun County until his death in 1895. In the 1870 Non-Population Census (agricultural), James Monroe Benton reported 200 acres under cultivation; farm buildings were valued at $12,330. Livestock included four horses, four cows, two oxen, and 16 swine. The farm produced 463 bushels of wheat and 875 bushels of corn, with a net farm income of $450. The 1880 agricultural census data shows his real property valued at $12,375, with annual income from his farming activity as $1,000. Two hundred of his approximately 275 acres were under cultivation, with annual wages paid to hired hands totaling $95.00.[35] All of this data suggests an active, successful, and

continuous agrarian operation during the 1870s. His brother, William Benton, Jr., is also listed as residing in Mercer District, presumably at Spring Hill, his father's home.

James Monroe Benton died 13 July 1895, and his property passed to his six children. In a deed dated 1 August 1898, the Benton heirs conveyed the New Lisbon property for $3,627 to C. Webb and Alice Monroe, she being one of James M. Benton's daughters. The property was referred to as "Lisbon," and described as adjoining the lands of J. M. Rawlings, John V. Lynn, and Joshua Hatcher, and further described as "formerly William Benton's Farm." The small parcel of the original Lisbon division conveyed to the county for a public road was also cited. The conveyance was for the entire New Lisbon property of which each of the six Benton children were heirs.[36]

The Ownership of Annie Leith (1900-1912)

Less than two years later around 1900, the Monroes conveyed the New Lisbon property to Mrs. Annie Leith for $8,161, a sizable amount for 272+ acres and suggesting that buildings, notably the dwelling house, were of substantial size and in reasonably good condition.[37] The local land tax authorities assigned only $1,636 as a value for building improvements on the property that undoubtedly would have included some farm outbuildings in addition to the house. The elevated selling price is a measure of the value assigned to the rich farm land associated with New Lisbon and the existence of associated agricultural buildings, which were often not considered in the tabulation of building improvements. The property was further described in a deed of trust from Annie Leith to H. A. Thompson and others to secure a $3,000 mortgage as "James Benton's Farm." An additional deed of trust is cited in the amount of $800. There is a specific exclusion for a 12-acre portion of the property that had been leased to the Loudoun Camp Meeting Association, known as "Benton Woods." This small sliver of the New Lisbon property lies along the northwestern boundary of the property. The 12-acre parcel is specifically described as used "for the purpose of religious gatherings."[38] It was during the last decade of the 19th century, when the Leith family owned several properties in the area and the subsequent ownership of New Lisbon by Annie Leith, that the small crossroads hamlet known as Pot House became known as "Leithton," the name also assumed by the post office there.[39]

Annie Leith appears in both the 1900 and 1910 census records as a 63- (73 in 1910) year-old widow with a household that included her son, Walter Leith, who is described as a farmer. It can be presumed that Walter Leith continued to farm the agricultural land associated with New Lisbon for his mother and the family,[40] and that the family of at least four daughters and another son, Robert, lived in the residence there.

Joseph B. Thomas and Huntland (1912-1927)

But it was in early 1912 that New Lisbon would see it greatest upheaval. On 1 January 1912, Annie Leith sold "Lisbon," and its 272+ acres to Joseph B. Thomas, a very wealthy industrialist and financier from New York, although in the text of the conveyance Thomas is described as "of Loudoun County." The 1906 conveyance was recorded as "subject to . . . a lease to the Loudoun Camp Meeting Association." A rare provision states that it was reserved to the seller (Mrs. Leith)

"should she desire to exercise it, the use and occupancy of the house on the said premises and the barn thereon until March 1, 1912."[41] There is no indication that the barn referred to survives. The selling price of $20,000 is substantially higher than the amount Mrs. Leith paid for the New Lisbon property 12 years earlier, likely a measure of the growing attractiveness of scenic landscapes, coupled with a sturdy historic brick mansion, to wealthy northerners choosing to relocate in the beautiful countryside of northern Virginia. Mrs. Leith did not move completely out of the area as a short two weeks later, on 12 January 1912, she purchased at auction for $5,150 a property with 37 acres and "a large brick dwelling . . . a store room . . . and a wheelwright and Blacksmith shop. . ." at North Fork in Loudoun County.[42]

Although Joseph B. Thomas was only actively involved in the ownership of New Lisbon, which he re-named Huntland, for a little more than a decade, it is his improvements and development of the property that defined the stunning estate for the balance of the 20th century and to the present day. In the following years, Thomas bought additional land that adjoined the original 272 acres that brought his holdings to more than 411 acres. In January 1912, Thomas bought from William C. Rawlings a 44+-acre parcel that originally had belonged to William Benton, brother of James Monroe Benton;[43] he also acquired another 87-acre parcel from Rawlings;[44] and finally a small eight plus acres from Daniel C. Sands who owned Spring Hill, William Benton, Sr.'s original homestead.[45] Another one-acre parcel described as located "at the Pot House. . . being at the forks of the road and having a *stone house* thereon . . ." was sold by Henry Sleeper to Joseph B. Thomas in August 1915. This small parcel is described in the conveyance as having adjoined property of both James M. Benton and J. W. Leith. It is possible that the stucco-covered tenant house near the south entrance gate is the same stone building that was encased by Mr. Thomas in his building campaign of 1915-1918.[46]

Today, the Huntland property that is being nominated to the National Register is comprised of two parcels: one tract of 129.19 acres where the dwelling house and most of the outbuildings and tenant houses stand; and another of 284.38 acres where the farm buildings and the cultivated fields are located. Although these contemporary descriptions of the property appear arbitrary, the total acreage of 413.57 acres is very close to the 413 acres described by Thomas as the size of his estate when he was trying to sell it in 1920, when a plat was prepared that was attached to the deed between the Thomas Holding Company and Gwendolyn Robinson in 1927, and the total acres reflected in the deeds under which he acquired the property in the period 1912-1915.[47]

Joseph B. Thomas, Jr. was born in Boston in 1879, the son of a successful sugar-refining entrepreneur. His father's 1909 obituary in the *New York Times* described him as having "made a fortune in the sugar business," and his association with the sugar refining business is confirmed in the 1880 census. He apparently was a resident of the elegant Savoy when residing in New York City at the time of his death and was a member of the socially prominent New York Yacht Club and president of the St. Andrew's Golf Club, all pointing to having amassed a fortune and secured an elevated position financially in the Golden Age of wealthy entrepreneurs in the early 20th century. His death at the age of 61 left his son, Joseph B. Thomas, then age 30, a very wealthy man with the wherewithal to pursue his abiding interest in recreating an English estate dedicated to foxhunting and to the science of developing and breeding quality foxhounds.

Beyond that, in April 1910, the younger Thomas bought two houses on 19th Street in New York City, a residence he maintained the next 20 years.[48] With little necessity to make a living, although he is listed as a "broker" in the 1910 census, Thomas was free to pursue his interests in the fine country life centered on foxhunting and recreating an English-type country estate. His abiding interest in development of the finest foxhounds was confirmed by having taken all the prizes in the class of Russian wolfhounds in a competition in New York in 1906.[49] In his own book, *Hounds and Hunting Through the Ages,* published in 1928, Thomas states, "I had been a large breeder of Russian wolfhounds since 1898, and had visited dozens of famous kennels in England, France, Belgium and Russia, had seen the really good hound kennels in America, and had read everything obtainable in the subject."[50] Like many of his contemporaries who had limited availability to open rural landscapes in nearby New York and Long Island, Thomas looked south to Virginia to find a suitable estate to fulfill his dreams, probably following a visit to fellow northerner, Daniel C. Sands of Valhalla, New York, who had purchased the original Benton family home known as Spring Hill in 1907. Sands later became Master of both the Middleburg and Piedmont Hunts. Thomas was "immensely impressed with the Piedmont Valley."[51] Armed with the necessary funds from his father's estate and with plans developed over a decade, he embarked on building arguably one of the most sophisticated country estates in the region.

Thomas long had admired English estates, anchored by large and elaborate manor houses and surrounded by smaller buildings recalling English country hamlets. New Lisbon offered a fine sturdy Federal-style core dwelling to be the centerpiece of his estate. Records suggest that shortly following his purchase of the New Lisbon property, he set about planning and constructing his "ideal" stables and kennels. The tax records show that $3,000 worth of new buildings were added to New Lisbon, newly named Huntland by Thomas, in 1912.[52] It appears that Thomas prepared the plans for both the stables and kennels as he includes drawings and also states in the book that they were "designed by author." The architect/builder, Claude Haga, associated with M. D. Morrill Associates, a resident of Alexandria, Middleburg, and Washington, was engaged by Thomas to finalize and oversee the construction. In his obituary of February 1915, Haga is described as a "builder and architect."[53] It is likely that Haga took Thomas's plans for the stables and kennels and prepared the drawings to be used in the construction.

The architectural firm responsible for the elaborate Colonial-Revival interiors and enlargement of the main residence at Huntland with two flanking wings was Peabody, Wilson & Brown of New York, with the date for their work recorded as February 1915.[54] It is entirely possible that Peabody, Wilson & Brown also prepared the plans for the gardens at Huntland as other projects designed by them often included garden renderings.[55]

It is perhaps not surprising that Thomas pursued the construction of the elaborate stables and kennels first. It appears to have been Thomas's ambition to join and lead the Piedmont Hunt that led him to construct the ideal kennels for the hounds and stables for the horses so that his newly acquired neighbors would have access to the best facilities. In Thomas's own words: "I propose to build for the pack and the hunt country the best and most workmanlike quarters that thought

and experience could produce. My point of view was that only the best possible hounds, hunt staff and kennels were good enough for any country worth hunting, and that all of these must of necessity be good to produce a perfect working organization. . . . To this end, many months were spent working on plans for a kennel to be used by the Piedmont and Middleburg foxhound packs, and the Piedmont beagles. The accommodations were of suitable dimensions for 60-80 couple of hounds." Thomas goes on to describe in great detail all the characteristics and details of the kennels as well as the stables, providing a remarkable surviving record of these buildings at Huntland.[56]

Joseph B. Thomas saw his contribution to the Hunt Country region as substantial. In a letter to the Piedmont Hunt's Board of Governors, he "divulged that from 1912 through the 1915-16 season he had personally spent $63,000 for the purchase of foxhounds and beagles, for foxes, paneling [sic] damages etc. . ." He went on to say "this is entirely of my own expenses ..." He also confided that he estimated that $1,000,000 had been added to the economy of the immediate area through his work and donations.[57] His friend Daniel Sands served as Master of Piedmont Hunt in 1912-1914 and was succeeded by Thomas who served from 1914-1918, but not without controversy. Apparently Thomas had briefly courted Charlotte Noland who had established the nearby Foxcroft School. However, it was Clara Fargo, a wealthy New York heiress of Wells Fargo fortune and an accomplished artist, whom he married in 1915.[58] According to Kitty Slater writing in 1967, when he brought Ms. Fargo to Huntland, "several of the local belles supposedly had a hand in helping to create a chilly atmosphere for the newlyweds."[59] Confirming the split between Thomas and his former friend, Daniel Sands, Thomas was barred from hunting across some of the lands owned by Sands, with a sign posted saying, "This place posted against Jos. B. Thomas, and any and all persons acting in a paid capacity about his hounds. Trespass of said persons will be prosecuted by law."[60]

During this period, beyond erecting a number of small residences for his staff and constructing the kennels and stables, Thomas engaged the prominent architectural firm of Peabody, Wilson & Brown to substantially enlarge Benton's Federal-style brick residence and likely to design with Thomas's guidance the formal English gardens. As illustrated in paintings and photographs of the now Colonial-Revivalized and stately manor house, the modest 19th-century residence is greatly enhanced. A particularly beautiful painting, rendered ca. 1916 by artist John Vincent, confirms the transformation of the earlier Benton dwelling.[61] Another enchanting painting of Thomas's kennels was painted by Franklin B. Voss in 1918. Voss is regarded as "one of the greatest American equine artists of the twentieth century," and completed more than 500 commissioned works of art. Most of his paintings were of horses and hounds and the foxhunting scene.[62] In 1919, *Country Life* magazine named Huntland one of the "Seven Homes Selected by their Architects as Containing the Essential Characteristics of the Good Country Home." The space devoted to Huntland contains a short essay extolling the essence of the Huntland residence as "carrying on from early precedent, but modified to modern conditions . . ." Photographs of the exterior entrance portico, one of the interior rooms, and a drawing of the first floor plan were included in the magazine, and places Huntland among the most recognized country estates of the day.[63]

The extent of large-scale improvements to the property is confirmed by the enormous jump in the valuation of buildings in the 1916 Land Tax records. The building valuations increase from $4,641 in 1914 for buildings on the residence parcel to $6,641; in 1916 the valuation escalates to $45,000. A far smaller valuation of $263 was allotted to what presumably were the agricultural buildings. In 1921, there is an increase to $48,000 and on the small one-acre parcel, an increase to $800. The former may reflect the construction of agricultural buildings on the property. Thomas's residence is listed as Middleburg until 1923, despite the 1920 census clearly showing him as a resident of East 19th Street in Manhattan.[64]

The significance of Huntland as emblematic of the elevated position of the hunt in Virginia is confirmed by the extraordinary attention assigned to foxhunting and its related social activities. Joseph B. Thomas's travels and investigations in the British Isles prepared him well for trying to replicate one of the stalwart elements of country gentry. Coupled with his knowledge and his money, Thomas was able to construct a facility for the hunt gentry in the Middleburg area, offering state-of-the art facilities. He relocated his social status and his knowledge of the sport to this region. Foxhunting was recognized as a symbol of leisure recreation at its highest level. The extensive coverage of efforts to prohibit foxhunting in England in the 1990s confirms the emotional controversy associated with the sport by the closing decades of the 20th century. The entire phenomenon of foxhunting and high society was examined in an article appearing in the Society for the Study of Myth and Tradition's publication, *Parabola*, entitled "Fox and Hounds," that addresses this preoccupation with both the sport and its social parameters. Thomas's machinations and the striking results in the entire physical plant at Huntland is a testament and a symbol of high society style and links to England, underwritten by the wealth associated with the Gilded Age in the United States.[65]

Although Thomas had pretty much abandoned his Virginia estate by the close of the decade of the 1910s, likely due to his inability to win over the skeptical Middleburg hunt community, it was not until 1920 that he first launched a campaign to sell his Virginia estate. The asking price was $350,000, and Thomas contended in the elaborate brochure that "it could not be duplicated for half that amount." Aside from Thomas's meticulous description of the property and all its buildings, including the mansion, the hunter stables, kennels, along with noting what Thomas calls the "Gardener Cottages," he also provided illustrations of the elaborate furnished interiors. Beyond the residences, he extolled the agricultural facilities and expansive corn and wheat fields, describing "a first class modern dairy building, milking barn for fifty cows, with the necessary accommodations for calves, bulls, and young stock." He called the horse barns and machinery sheds "adequate in every way" and describes the fencing as post and rail and stone. The housing included nine tenant houses, a garage, and a manager's cottage with seven rooms and two baths. Thomas goes on to describe the 'Gardens' as "unquestionably the most interesting modern gardens in Virginia, there being a terraced serpentine garden, an Elizabethan garden with water flowing through it and an old fashioned wall garden." Despite this being a sales brochure, it still documents with remarkable detail what Huntland was like in 1920 and confirms the on-going use of the 400-acre estate for serious farming activity. Mr. Thomas gives his address in New York and offers to show the property by appointment.[66] An advertisement for Huntland in the April 1920 issue of *Country Life* by Samoth Realty Company erroneously calls the Huntland dwelling

an "18th-century Virginia Mansion," highlighting what was perceived of as a marketing asset by assigning a Colonial-era building date to any old historic house.[67] Despite the personal and financial investment that Thomas made in Huntland, notably the kennels and stables, his direct influence in the area as it related to foxhunting was short-lived, although Huntland itself proved a lasting legacy. After leaving Huntland, Thomas's attention also turned to other pursuits relating to the arts and the beautification of the neighborhood near his Gramercy Park residence in New York.[68]

Huntland During the 1920s and 1930s – Absentee Owners

Apparently Mr. Thomas had no immediate success in selling his Virginia estate, as he continued to be entered in the land tax records for Loudoun County as the owner until 1928 when the new owner is recorded as Gwendolyn D. Robinson. The building assessment for the 413 acres remained at $42,500 with an additional $1,500 assigned for a building on the small one-acre parcel at the corner of the property. The name "Huntland" appears in the records only once, in 1926. It can be conjectured that the farm lands and buildings were leased during this time period,[69] as agriculture continued through the period to be a centerpiece of the Loudoun economy. During the 1920s, Thomas had not abandoned his abiding interest in foxhunting as he apparently prepared the plans for Percy Rockefeller's kennels at his foxhunting estate known as Overhills in eastern North Carolina, where he (Thomas) was often a guest. Although somewhat smaller than those at Huntland, the Cultural Resource Management report prepared for the U. S. Army in 2009 states: "Percy Rockefeller commissioned J. B. Thomas to design the dog kennels for him based on Thomas's Huntland estate in Middleburg, Va." Rockefeller and Thomas were close friends and Thomas often visited Overhills during the 1920s to hunt on Rockefeller's estate.[70]

During the decade between 1927 and 1938 Huntland passed through the hands of several owners and banks. A deed of release was recorded in 1927 that references a 1918 deed of trust to Alan Fox by Joseph B. Thomas and his wife Clara (as the Thomas Holding Company), with three notes for $125,000, $120,942, and $11,500, all borrowed from the estate of Thomas's mother, Annie's estate in 1915 and 1916. Thus, in 1926, the Huntland estate was legally owned by the Thomas Holding Company, who immediately conveyed the "tract of land known as HUNTLAND, containing 411 acres, to Gwendolyn D. Robinson a resident of Washington, D. C., and her husband, William A. Robinson." The total selling price was $200,000. References include "Lisbon" to describe the 272+ acres house parcel.[71] Attached to the two deeds is a plat of the HUNTLAND ESTATE, prepared by T. M. Fendall in June 1927. It shows the small parcel at the northwestern corner that had been leased over the years to the Loudoun Camp Meeting Association by Annie Leith. A subsequent deed of trust from Gwendolyn D. and William A. Robinson was recorded the same day in the amount of $40,000 that, according to handwritten notes on the deed, was satisfied five years later. On 21 June 1927, another deed recorded that the Loudoun Camp Meeting Association paid the Robinsons $500 to renew and continue their lease for the parcel for 25 years.[72]

There is no indication that the Robinsons resided for any significant length of time at Huntland. Gwendolyn Robinson divorced her husband and married Gordon Massey. In 1930 she (Mrs. Gordon Massey) sold Huntland in its entirety to Thomas H. and Mildred Talmage.[73] Again there is no evidence that the Talmages ever resided there, and ultimately were forced to relinquish the property to the New York Trust Company, a not unusual event in the years of the Great Depression.[74] A newspaper article, dated 20 January 1936, states that Huntland was sold at public auction "in front of the courthouse at Leesburg" to a New York corporation (e.g. the bank) for $80,000.[75] Research conducted in 1936 for the WPA suggests that the Huntland property was leased during these years to Raymond and Gladys Tartiere, but the ownership remained in the hands of several banks until it was sold in 1938 to Colin MacLeod.[76] No information about the Tartieres could be found, but it can be assumed that they likely leased the house and probably oversaw the farming operations.

The MacLeods' Stewardship (1938-1955)

A news article in the *Loudoun Times Mirror* from 12 May 1938 provides an interesting picture of Huntland. Calling it "one of Loudoun's finest country estates," the article goes on to describe the purchaser, Bostonian Colin MacLeod, as a "well-known horseman." Apparently Mr. MacLeod purchased Huntland for his son, Colin MacLeod, Jr., a 26-year old graduate of Dartmouth College who is described as a "*poloist* interested in agriculture and horse breeding." The news item clearly drew on the promotional information published by the real estate firm who tried to sell Huntland in 1920. The article recalls that Mr. Thomas "had a personal knowledge of not only the most important kennels of America and England, but an experience of many years in handling large numbers of dogs." The news story continues, quoting an authority (unidentified) who stated, "It is unquestionably the most complete kennel in America and exceeded by nothing abroad."[77] Even the *New York Times* ran an article in August of 1938, with the headline saying "Virginia Estate Sold – Property Includes 413 Acres in Hunting Section," that included an inventory of the buildings on the property and noting that "The Consideration was reported as about $100,000."[78]

The Browns' Ownership (1955-1963); 1963-Present

Although data is scarce on Huntland during the war years, ownership remained with the MacLeod family until the mid-1950s, when they sold Huntland and moved outside of Upperville where they built Dunvegan. Given the relatively sound condition of the agricultural buildings, it can be presumed that the fields continued to be cultivated under the supervision of tenant farmers. By the 1950s, the area was becoming more attractive to diplomats, politicians, and their supporters as they focused their attention more and more on Washington, D.C.'s environs as convenient and attractive weekend retreats. Brothers George and Herman Brown of Houston, Texas, were the next owners of Huntland, purchasing the estate in 1955.[79] The Browns, with a large fortune derived through their company Brown and Root (later acquired by Haliburton, Inc), an enterprise that won a number of enormous government contracts, were large financial supporters of the political ambitions of Lyndon Johnson, U. S. Senator and later President of the United States. Their fellow Texan, Lyndon Johnson, was elected to the House of Representatives

in 1937 and to the U. S. Senate in 1948. In 1953, he was elected by his fellow Democratic Senators as Senate Minority leader; in 1955, when the Democrats gained control of the Senate he became the Senate Majority leader.

With Johnson's leading position on Washington's political stage, it is not surprising that his wealthy and politically well-placed supporters would choose to purchase a fine Virginia estate like Huntland in nearby Loudoun County in 1955. Like the Kennedys and other political leaders, for whom a getaway place in convenient lush Virginia countryside with its abundance of fine estates was attractive, the Browns had the wealth to acquire Huntland and clearly wanted to be close to the political heart of the nation and its leaders while owning an estate with a long history as a centerpiece in the Virginia hunt country. According to local sources, the Browns entertained some of the most influential politicians of the day, including their good friend, Lyndon Johnson. It is reported that the huge eagle was installed in the pediment of the portico by the Browns to honor the future president. The Browns also created a seven-acre lake on the property and named it for House Speaker and fellow Texan Sam Rayburn, who often fished there when visiting from Washington.[80] Shortly after their purchase, it was while a guest at Huntland that Johnson suffered his heart attack and was treated by a local Middleburg doctor.[81]

The ending date for the period of significance for Huntland is 1962. It was in the summer of that year that an agreement between the Republic of Indonesia and the Netherlands relating to West New Guinea in the Pacific, also known as the New York Agreement, was signed at the United Nations headquarters in New York. A news story in the *Washington Post* for 31 July 1962 states that the agreement after nearly a year of war threats was a "a happy surprise coming unexpectedly on the heels of near collapse of negotiations, and was hammered out in sessions in this morning at the lush Virginia country estate known as the Huntlands [sic] located near Middleburg." A front page story in the *New York Times* declared that, "The current negotiations began at a secret site near Washington last March." The lengthy news article goes on to explain the complex history of the conflict between the Dutch and the Indonesians.[82] It appears that the links between official Washington and the Brown brothers were far closer than imagined. Perhaps it is fitting and somewhat ironic that the dwelling house at New Lisbon (later Huntland) would serve as an important location in complex international negotiations of the mid-20th century involving the Indonesian envoy to the Soviet Union and the Netherlands envoy to the United States. After all, Huntland has direct ties to William Benton, Sr., builder of James Monroe's home, Oak Hill, and of the brick mansion at New Lisbon. Beyond that, it was James Monroe, the author of the Monroe Doctrine in 1823 that called for the United States not to become involved in international affairs, who was godfather to Benton's son, James Monroe Benton, long-time resident of New Lisbon and namesake of the nation's fifth president.

The Huntland estate was sold by George Brown's daughter, Nancy Meith-Wellin, to Roy and Lila Ash in 1990. In 2007, it was briefly transferred to Roy Ash and his wife but was finally acquired in that year by Dr. Betsee Parker and her husband Irwin Uran (now deceased). Dr. Parker has meticulously researched and restored the Huntland residence, the dependencies, the stables, the gardens and grounds, and is currently restoring the magnificent kennels to the period

of Joseph B. Thomas's ownership. Huntland is still actively farmed and Dr. Parker uses the recently-restored stables for the champion showhorses that she raises.

Agricultural Significance

The Huntland property, known in the 19th century first as New Lisbon and later as Lisbon, is eligible in the area of Agriculture as a documented working farm since at least 1833. An elevated selling price to William Benton in 1833 confirms that the 171+ acres that were conveyed contained valuable farm and grazing land. William Benton's son, Benjamin, who likely resided in the New Lisbon dwelling and later was a professor of chemistry, played a central role in the promotion and pursuit of scientific farming, a movement often identified with the rich agricultural county of Loudoun. Although it is likely that the configuration of the individual fields may have changed some over time, the open fields cultivated by the Benton family, (1833-1900) the Leith family (1900-1911) and tenant farmers for Joseph B. Thomas and subsequent 20th-century owners (1912-1962) have remained little changed and continue to be under cultivation or maintained for grazing. Agricultural census records from the period 1850 through 1880 document the continuous cultivation of the property in the 19th century when the farm grew to 272 acres. Under the ownership of Joseph B. Thomas the farm expanded to 413 acres with Thomas constructing the then state-of-the-art dairy barns and stables, attesting to the continued agrarian use and promotion of the property. These resources, which include a dairy barn with an attached corncrib and two silos, a milking parlor, and the stables, still stand on the property.

Entertainment/Recreation Significance

In the early decades of the 20th century, foxhunting was considered a prime activity of leisure pursued by the very wealthy upper classes, notably in the Northeast and Upper South. It likely was reflective of a growing admiration among the well-to-do with all things "British" and a growing admiration for English architecture and lifestyles. The recently meticulously restored stables and the kennels at Huntland, designed and constructed by wealthy New Yorker, Joseph B. Thomas, are models of that phenomenon. There are few other examples of such well documented structures that retain a high level of surviving detail. The expansion of the residence, and the construction of small houses and English gardens, in an effort to recall the environment of fine English estates, countryside, and hamlets, combined with elements of what was then perceived as Virginia "colonial" history, exemplify the social setting assembled by Thomas to engage and impress the upper echelons of Virginia hunt country society. Huntland retains a high degree of physical integrity relating to the time period that it was transformed from a mid-19th-century farmstead to a highly sophisticated country estate centered on foxhunting.

Architectural Significance

Huntland represents an intact example of an 1830s, Federal-style brick dwelling constructed by master brickmason William Benton, Sr., that was transformed during the 1910s into a grand estate centered on foxhunting. Modeled after English estates, the property was improved to include not only state-of-the art kennels for the foxhounds of the Middleburg and Piedmont

Hunts, but also stables to shelter the finest hunters. Much of the architectural iconography in the main house alludes to this culture as well as to the agrarian landscape that supports it. The renaming of the property from New Lisbon to Huntland as well as the use of passages from the late-18th-century English poem, "The Chace," to decorate the entrance gates and the stables and kennels, reinforces the ultimate purpose that Huntland served in Joseph B. Thomas's mind. The majority of buildings at Huntland, including the main house, kennels, stables, and tenant houses, as well as the landscape features of the gardens and walls, are of extremely fine quality with a high level of architectural integrity. The property is currently undergoing a major restoration after years of neglect and only the dairy barn, the kennels, and a few of the outbuildings await rehabilitation. The buildings at Huntland retain all of their interior and exterior character-defining features including their form, elevations, windows and doors, and architectural detailing.

The main house at Huntland is in pristine condition and represents its appearance after it was transformed in 1915 from its original 1830s, vernacular Federal-style form into a Colonial Revival-style mansion. It is not surprising that Joseph B. Thomas would select the architectural firm of Peabody, Wilson & Brown to design his grand plan for transforming the modest New Lisbon dwelling house and its setting into a grand country manor house. Architects selected by Vincent Astor for some of his finest residences in New York City, Peabody, Wilson & Brown, would have been well known to Thomas, who was simultaneously expanding his residence on 19th Street in Manhattan.[83] John Peabody's own country house on Long Island, known as Westbury, would also have been familiar to Thomas, a country dwelling with a two-story portico with a Chinese Chippendale balustrade and attesting to the architect's familiarity with the Colonial Revival. In the nomination of Huntland by Peabody, Wilson & Brown as one of "the Seven Homes Selected by Their Architects as Containing The Essential Characteristics of the Good Country House," that was publicized in the November 1919 issue of *Country Life*, the architects describe Huntland stating:

> "....unlike so much of our modern architecture in America, it [Huntland] derives its precedent from the early architectural traditions of our own country. It is not an indiscriminate transplanting of foreign details and associations, but it takes its fundamental qualities from the early and native traditions of the early days of pre-revolutionary Virginia. It is an attempt to carry on from early precedent, but modified to modern conditions of life, as much as possible of the only style of architecture which can be truly said to be indigenous to the soil and climate of our country. . . . It is not, however, modern civilization retreating to the shelter of old customs and conditions of living, not, in other words, a step backward; but rather a carrying forward of old traditions, and a modernization of them, to bring them abreast of the modern standards of life and culture."[84]

The other six houses primarily located on Long Island and Rhode Island, which were highlighted in the magazine article and nominated by some of the nation's leading architects of the time, all draw on exotic precedents including the Beaux Arts style used by McKim, Mead and White and

Delano and Aldrich; and the Tudor style used by Harrie T. Lindeburg, John Russell Pope, Grosvenor Atterbury, and Aymar Embury, II.

The stables and kennels at Huntland, designed by Joseph B. Thomas and greatly detailed in his publication *Hounds and Hunting Through the Ages,* are remarkable not only for their grand Colonial Revival-style form, but for the extremely high quality and distinctiveness of exterior and interior finishes that are relatively intact, including doors and windows, hardware, fixtures, and trim. There are no more elaborately designed buildings of this type that are known to exist in the region. Thomas later modified his plan for the kennels, designing ones similar to those at Huntland for his friend Percy Rockefeller for the Overhills Hunt in North Carolina.

Although several other established farms in Loudoun County were purchased by wealthy northerners during the early decades of the 20th century, including nearby state and nationally registered Benton (DHR File No. 053-0107) and Farmer's Delight (DHR File No. 053-0121), Huntland stands out among them for the degree in which it was so greatly transformed using the Colonial Revival style. Joseph B. Thomas's extreme enthusiasm for foxhunting and his vast fortune fueled the improvements he made to New Lisbon to the point that he employed one of the nation's leading architectural firms in country-estate design and renamed the property to Huntland to reflect his passion and vision. The area around Middleburg soon grew to attract many more of the wealthy for the foxhunting, and many houses were purchased and enlarged, but much of this occurred in the subsequent decades of the 20th century. Some examples in the Middleburg region include: Llangollen (DHR File No. 053-0408), an 18th-century dwelling that was expanded in the early 1930s by Mr. and Mrs. John Hay Whitney; Waverly (DHR File No. 030-0226), an 18th-century stone farmhouse enlarged and remodeled in the late 1930s by Mrs. Thomas Furness; Cotland (DHR File No. 030-0743), a ca. 1810 brick dwelling enlarged in the early 1940s by Katherine Toerge of New York; the Henry D. Hale House (DHR File No. 030-0773), a ca. 1825 dwelling remodeled in the early 1950s by Alice Dupont Mills and James P. Mills; and Glen Ora (DHR File No. 030-0078), a ca. 1810 dwelling remodeled in the early 1960s for President and Mrs. John F. Kennedy.[85]

Archaeological Potential

No official archeological investigations have been conducted on Huntland. There is great potential for investigations to yield information about the mid-19th-century development of the site, including now demolished outbuildings that would have supported the main house as well as agricultural buildings from that period. Some of the material in the front porch of the 1915 side wing of the main house is believed to use beams that came from a slave quarters that once sat on the property. There is also potential to yield information related to the material culture and lifeways of former residents and African Americans who once resided on the property. In addition, the site of Benton Woods that had been used by the Loudoun Camp Meeting Association and is located along the western edge of Huntland has the potential to yield information relating to the late-19th- and early-20th-century activities there.

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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 # _____
____ recorded by Historic American Landscape Survey # _____

Primary location of additional data:

__X__ State Historic Preservation Office
____ Other State agency
____ Federal agency
____ Local government
____ University
____ Other
Name of repository: Department of Historic Resources, Richmond, Virginia

Historic Resources Survey Number (if assigned): VDHR File No. 054-0487

10. Geographical Data

Acreage of Property Approximately 413.5 acres

Use either the UTM system or latitude/longitude coordinates

Latitude/Longitude Coordinates
Datum if other than WGS84:_____

(enter coordinates to 6 decimal places)
1. Latitude: Longitude:

Or
UTM References
Datum (indicated on USGS map):

[X] NAD 1927 or [ ] NAD 1983

A. Zone: 18 Easting: 260410 Northing: 4322354
B. Zone: 18 Easting: 261055 Northing: 4321667
C. Zone: 18 Easting: 260426 Northing: 4321326
D. Zone: 18 Easting : 260012 Northing: 4320614
E. Zone: 18 Easting: 259691 Northing: 4320757
F. Zone: 18 Easting: 259874 Northing: 4321169
G. Zone: 18 Easting: 259441 Northing: 4321382
H. Zone: 18 Easting: 259250 Northing: 4321443
I. Zone: 18 Easting: 259207 Northing: 4321349
J. Zone: 18 Easting: 259036 Northing: 4321443
K. Zone: 18 Easting: 259375 Northing: 4322120
L. Zone: 18 Easting: 259683 Northing: 4321937

Verbal Boundary Description (Describe the boundaries of the property.)

The nominated boundaries include the land currently associated with Huntland at 35955 Huntland Road as shown on the Loudoun County GIS Map as Tax Parcels 72-47B and 72-50, as delineated by the solid line on the accompanying map which is found in the records of the Loudoun County GIS system and a copy of which is enclosed herewith.

Boundary Justification (Explain why the boundaries were selected.)

The nominated Huntland property includes approximately 413 ½ acres which is the entirety of the two tax parcels associated with Huntland located west of Pot House Road and known as #72-47B and 72-50 and which include the main house, the stables, the kennels, and all the

associated outbuildings and the cultivated and grazing fields as they were during the ownership of Joseph B. Thomas in the 1910s and 1920s.

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11. Form Prepared By

name/title: Maral S. Kalbian, Margaret T. Peters
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date: 29 May 2013

Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** or equivalent (7.5 or 15 minute series) indicating the property's location.
- **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Additional items:** (Check with the SHPO, TPO, or FPO for any additional items.)

Photographs

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

Photo Log

The following information is common to all photographs:
Name of Property: Huntland
Location: Loudoun County, Virginia
DHR File Number: 053-0487
Photographer: Maral S. Kalbian
Location of Digital Images: Virginia Department of Historic Resources, Richmond, VA

Description of Photograph(s) and number, include description of view indicating direction of camera:

Photo 1 of 22: VA_LoudounCounty_Huntland_0001
Date: February 2012
View: Southeast view of main house.

Photo 2 of 22: VA_LoudounCounty_Huntland_0002
Date: February 2012
View: Southeast view of main house looking north from serpentine-walled garden.

Photo 3 of 22: VA_LoudounCounty_Huntland_0003
Date: February 2012
View: Rear (Southwest) view of main house.

Photo 4 of 22: VA_LoudounCounty_Huntland_0004
Date: February 2012
View: Detail of wooden shutters with fox mask and scupper with building date.

Photo 5 of 22: VA_LoudounCounty_Huntland_0005
Date: February 2012
View: Entrance Hall, looking toward staircase.

Photo 6 of 22: VA_LoudounCounty_Huntland_0006
Date: June 2012
View: Entrance Hall, looking toward entry door and door into living room.

Photo 7 of 22: VA_LoudounCounty_Huntland_0007
Date: December 2012
View: Mantel in living room.

Photo 8 of 22: VA_LoudounCounty_Huntland_0008
Date: June 2012
View: Mantel and doorways in south wing.

Photo 9 of 22: VA_LoudounCounty_Huntland_0009
Date: June 2012
View: North wing looking toward main block.

Photo 10 of 22: VA_LoudounCounty_Huntland_0010
Date: June 2012
View: Mantel in second-floor southeast bedroom.

Photo 11 of 22: VA_LoudounCounty_Huntland_0011
Date: June 2012
View: Arbor running from south wing past the brick smokehouse down to the springhouse.

Photo 12 of 22: VA_LoudounCounty_Huntland_0012
Date: June 2012
View: One of two gateposts at main entry to Huntland of Pot House Road.

Photo 13 of 22: VA_LoudounCounty_Huntland_0013
Date: June 2012
View: Stairs, gate, and doorway into concrete-lined room along Pot House Road.

Photo 14 of 22: VA_LoudounCounty_Huntland_0014
Date: June 2012
View: Masonry wall along Pot House Road, looking south.

Photo 15 of 22: VA_LoudounCounty_Huntland_0015
Date: June 2012
View: Pot House Road looking north showing Manager's House and Garden Cottage.

Photo 16 of 22: VA_LoudounCounty_Huntland_0016
Date: February 2012
View: Looking southeast toward stables and kennels.

Photo 17 of 22: VA_LoudounCounty_Huntland_0017
Date: June 2012
View: Southwest view of stables.

Photo 18 of 22: VA_LoudounCounty_Huntland_0018
Date: February 2012
View: East view of stables.

Photo 19 of 22: VA_LoudounCounty_Huntland_0019
Date: February 2012
View: Interior view of courtyard of stables.

Photo 20 of 22: VA_LoudounCounty_Huntland_0020
Date: February 2012
View: West view of entry to kennels.

Photo 21 of 22: VA_LoudounCounty_Huntland_0021
Date: February 2012
View: South view of barn with attached silos and corncrib.

Photo 22 of 22: VA_LoudounCounty_Huntland_0022
Date: February 2012
View: Southwest view of pump house.

Three Historic Images
Figure 1: Huntland kennels, photo ca. 1914; (http://www.klmimages.com/foxhuntinghistory).

Figure 2: Drawing by Joseph B. Thomas of Huntland and kennels and stables (*Hounds and Hunting Through the Ages* by Joseph B. Thomas, 1928, after page 138).

Figure 3: Late-19th-century photograph of Huntland before purchased by Joseph B. Thomas and transformed into Colonial Revival-style mansion (courtesy of Dr. Betsee Parker).

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.460 et seq.).
Estimated Burden Statement: Public reporting burden for this form is estimated to average 100 hours per response including 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 Office of Planning and Performance Management. U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.

ENDNOTES

[1] *The Georgics* (translates in English as "To Farm") a poem by Virgil. Book 3, lines 42-45.
[2] Conversation at Huntland 12 December 2011 between Maral S. Kalbian and Dr. Betsee Parker. Dr. Parker stated the wall was constructed by local mason Irwin Beavers in 1918.
[3] Ibid.
[4] "Huntland." A detailed brochure prepared by Joseph B. Thomas for Huntland, Middleburg, Loudoun County, Virginia, 1920. This is the best source for a narrative and illustrated description of Huntland as it stood in 1920.
[5] Ibid.
[6] Ibid.
[7] Joseph B. Thomas, *Hounds and Hunting Through the Ages* (Lanham, MD, and New York, NY: The Derrydale Press, 1928, 1933), 142.
[8] "Huntland." Sale Brochure, 1920.
[9] Ibid, 140-141.
[10] "The Housing Problem on the Estate," *Country Life,* Volume XXXVII, No. 1, November, 1919, 54-55.
[11] Conversation at Huntland 12 December 2011 between Maral S. Kalbian and Dr. Betsee Parker. Dr. Parker, the current owner, suggests that part of this building was used as a school although this was not substantiated with any written documentation.
[12] Loudoun County Deed Book 3Z/252 (1833).
[13] Loudoun County Land Tax Record Book 1831B.
[14] Audrey Windsor Bergner, "Huntland" *Old Plantations and Historic Homes around Middleburg* (New York, NY: Cornwell Books, 2001), 147.
[15] Loudoun County Deed Book 4E/381 (1836).
[16] Loudoun County Deed Book 6A/334 (1870).
[17] U. S. Federal Census for Loudoun County, 1830, 1840, and 1850.
[18] Calder Loth, *The Virginia Landmarks Register* Fourth Edition (Charlottesville, VA: University Press of Virginia), 267.

[19] Charles P. Poland, Jr., *From Frontier to Suburbia: Loudoun County, Virginia* (Westminster, MD: Heritage Books, 2005), 64.
[20] U. S. Federal Census, William Benton, Sr., Southern District of Loudoun County, for 1830, 1840, 1850 , 1860 and Slaves Schedules for 1850 and 1860.
[21] Poland, Jr., 133. (Table 8, showing distribution of slave ownership in Loudoun County, 1860).
[22] U. S. Federal Census, William Benton, Sr., and William Benton, Jr., Loudoun County, 1860.
[23] U. S. Federal Agriculture Census for Loudoun County, 1850 and 1860 (Southern District of Loudoun County).
[24] Philip V. diZerega, "History of Secondary Education in Loudoun County, Virginia" (unpublished Masters Thesis, University of Virginia, 1948), 43. Also see Charles P. Poland, Jr., *From Frontier to Suburbia, Loudoun County, Virginia* (Westminster, MD: Heritage Books, 2005, 93 (FTN 98) Mr. Carr was likely the man of the same name who is listed in the 1860 Census for Mecklenburg County, Virginia, age 48, as a "Professor in College." No other information about him could be found in the census records for Virginia.
[25] Poland, Jr., 64.
[26] Loth, 272.
[27] U. S. Federal Census for Shenandoah County, VA, 1870.
[28] Eugene Scheel, "Loudoun and Frederick farms linked by Underground Railroad" *Washington Post*, February 5, 2010 (www.washingtonpost.com/com/wp-dyn/content/article/2010/02/05.) "Underground Railroad – Journey to Freedom Was Risky for Slaves and Guides," www.loudounhistory.org/history/underground-railroad.htm.
[29] Site visit and examination of the features by Maral Kalbian and Dennis Pogue, March 2013.
[30] U. S. Civil War Soldier Records and Profiles (database on line, Provo, Utah), "The Virginia Regimental Histories" www.ancestry.com.
[31] U. S. IRS Tax Assessment Lists, 1862-1918 for William Benton, District 3, June 1865-Dec. 1866 (database on-line, Provo, Utah), www.ancestry.com.
[32] U. S. Federal Census for Fairfax County, Virginia, 1860.
[33] Loudoun County Deed Book 6A/334 (1870).
[34] Loudoun County Land Tax books, 1857; 1872.
[35] See Footnote #9 for information on the Non-Population Census for Loudoun County, 1870 and 1880.
[36] Loudoun County Deed Book 7P/490 (1898).
[37] Loudoun County Deed Book 7S/60-61 (1900). Annie Leith also appears in later deed book references as Annie, but they are one and the same person.
[38] Loudoun County Deed Book 8C/431 (1906); John G. Lewis, Unpublished materials in the files of the Virginia Department of Historic Resources assembled for the Piedmont Environmental Council for a proposed Leithtown Historic District, September, 1976, page 3. Lewis states that a wooden auditorium was built in Benton Woods in 1905-1906 and later torn down and the lumber sold to a local carpenter.
[39] William T. Leith, "Leithtown [sic]: Whence, Whither," unpublished typed manuscript in the files of the Virginia Department of Historic Resources with materials assembled for the Piedmont Environmental Council by John Lewis for a proposed Leithtown Historic District, September, 1976.
[40] U. S. Federal Census for Mercer District, Loudoun County, Virginia, 1900 and 1910.
[41] Loudoun County Deed Book 8P/157-158 (January 1, 1912).
[42] Loudoun County Deed Book 8P/254 (January 12, 1912).
[43] Loudoun county Deed Book 6W/327 (1885); 8P/158 (1912).
[44] Loudoun County Deed Book 7U/118 (1901).
[45] Loudoun County Deed Book 8U/434 (1914).
[46] Loudoun County Deed Book 8X/456 (1915).
[47] See Loudoun County Office of the Assessor; http://reparcelasmt.loudoun.gov. Parcel 566-17-1722 (Dwelling and other buildings, 35955 Huntland Farm Road; Parcel 595-19-8198 (farm buildings); 22035 Pot House Road. For the plat, see Loudoun County Deed Book 9Z/143 (1927).
[48] *New York Times*, April 6, 1910.
[49] *New York Times*, September 9, 1906.
[50] Joseph B. Thomas, *Hounds and Hunting Through the Ages* (Lanham, MD, and New York, NY: The Derrydale Press, 1928, 1933), 140.

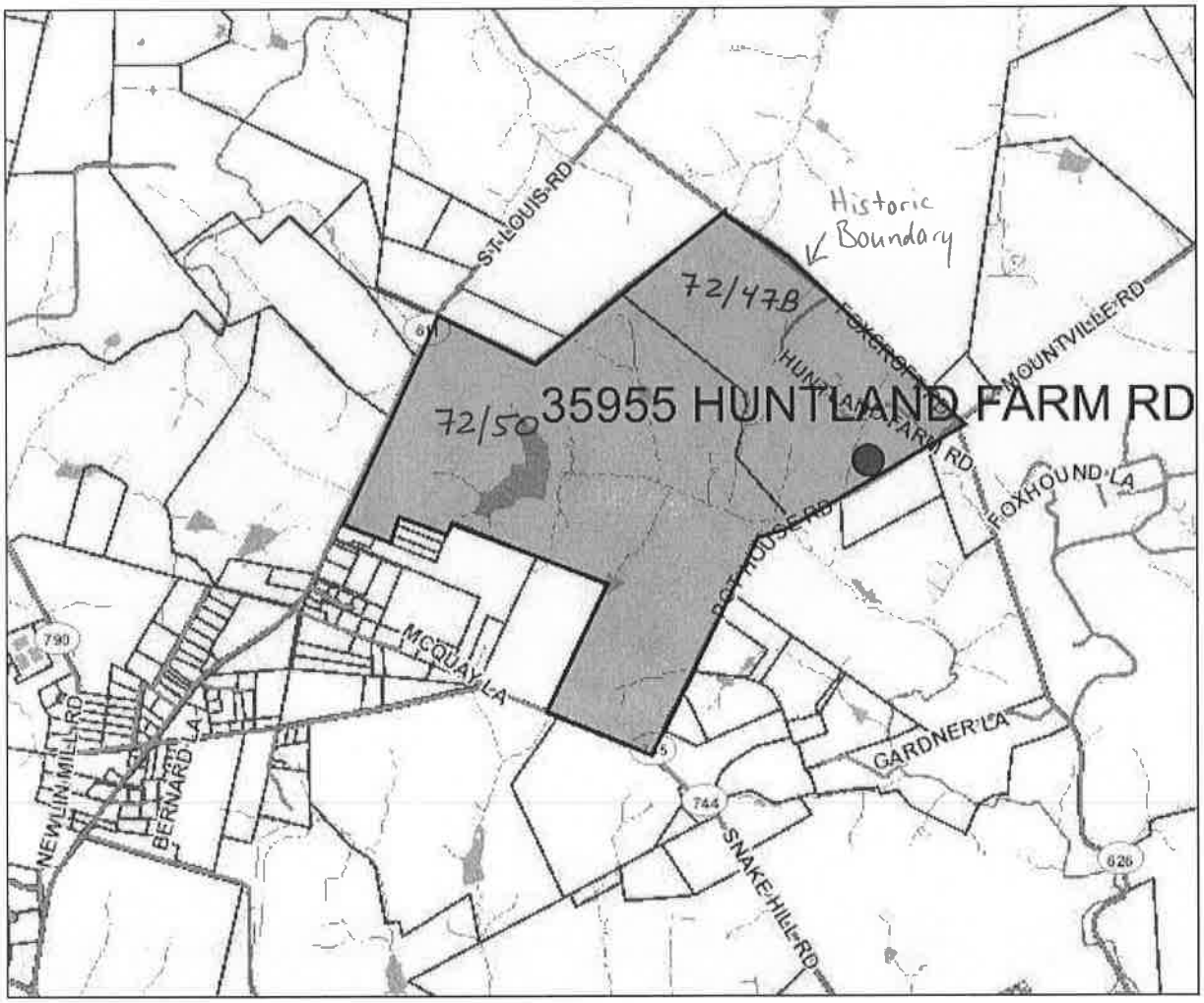
[51] Alexander Mackay Smith, *The American Foxhound: 1747-1967* Quoted in Denya Massey Clarke, "Houses of the Hunting Country: Huntland" *Covertside* (Fall 2008), 26-31.
[52] Loudoun County Land Tax Books, 1913. The improvements were added to the original 272-acre parcel that had come from James Monroe Benton.
[53] *Washington Post*, February [unknown], 1915; Thomas, 139-140.
[54] The Halfdan M. Hanson Architectural Collection, 1904-1936, bulk 1908-1917. Historic New England, Boston, MA. Catalogue entries compiled by Frieda Cohen, 1983-1984. Funding from the National Endowment for the Humanities Program of Research Resources. www.historicnewengland.org/collections-archives-exhibitions/collections-access/collection-object/capobject?refd=AR010. Some blueprints were found among the collection but there is no evidence that Hanson was associated with the project in any way. (Handwritten notes from the archivist).
[55] *Architectural Record,* November, 1915, "Plans for the House of A. M. Brown, Esq. at "East Farm," Stony Brook, LI," Peabody, Wilson and Brown, Architects. Drawn in 1914.
[56] Thomas, 140-141.
[57] Kitty Slater, *The Hunt Country of America* (Cranbury, NJ: A. S. Barnes, and Co. Inc., 1967), 38.
[58] "Miss Fargo Engaged," *New York Times,* (January 22, 1915); "Joseph B. Thomas Weds Clara Fargo," *New York Times* (February 1, 1915). Story includes that the "Bride wore a Bandeau of Diamonds…"
[59] Slater, 38.
[60] Noel Grove and Charles P. Poland, *The Lure of Loudoun: Centuries of Change in Virginia's Emerald County* (Leesburg, VA: The Loudoun Museum, 2007), 136. A Photograph from the National Sporting Museum.
[61] "Huntland, The Virginia Home of Mr. Joseph B. Thomas at Middleburg," Original in the collections of the University of Michigan. Google digitization at http://hdl.handle.net/2027/mdp.39015056076212.
[62] "Franklin B. Voss, American, 1880-1953." http://wwwhorseandhoundart.com/Franklin_Voss.htm. The painting is reproduced from *Hounds and Hunting Through the Ages* by Joseph B. Thomas, 1928.
[63] "Country Houses of Character," *Country Life*, Volume XXXVII, No. 1, November 1919, 28, 32.
[64] Loudoun County Land Tax Books, 1914-1925; The dairy was probably constructed earlier than 1920 because it is touted in the 1920 sales brochure as "a first class modern dairy building." U. S. Federal Census for New York (Borough of Manhattan), 1920.
[65] See Forest Carter, "Fox and Hounds," *Anthropological Quarterly*, Summer, 1991; Gillian Hearst Simonds, "Essex Fox Hounds," *Town and Country,* March, 2011, 52; "Fox Hunting," *Environmental Encyclopedia,* Gale, 2011 (Gale Biography in Context, 12 February, 2012); Dan Rose, "Quixote's Library and Pramatic Discourse; Toward Understanding the Culture of Capitalism," *Anthropological Quarterly,* 63.4 (1990) 155+; Gale Document Number GALE|A9575249, Summary: "Through narrative ethnography this paper examines heirs of a Robber Baron fortune that was made at the turn of the twentieth century. An ethnography of the written text coupled with that of a contested way of life – *foxhunting in an estate* area at the edge of the suburbs outside Philadelphia – finds that a pragmatic discourse animates the leisure activity, just as pragmatic conversations pervade consumer culture among all classes in the U.S. *It is also shown that the corporate form used by those who made large industrial fortunes has spread throughout American life and left distinctive traces on the landscape."* (italics added by author of this nomination). See also Gorton Carruth, *Encyclopedia of American Facts & Dates* (New York, NY: Harper Collins Publishers, 1993): *"Two popular forms of recreation during this period were foxhunting and coaching. Clubs of wealthy persons on Long Island,.... and in New England took up Fox Hunting in the English style."* It was this society that Thomas came from and clearly was trying to replicate in Northern Virginia.
[66] A copy of this brochure, entitled "Huntland, Virginia," can be found in the files of the Department of Historic Resources or in the collections of the current owner, Dr. Betsee Parker.
[67] *Country Life,* April 1920, 27.
[68] *New York Times,* "Joseph Thomas, A Sportsman 75," (obituary), July 15, 1955.
[69] Loudoun County Land Tax Books, 1920-1928.
[70] Jeffrey D. Irwin and Kaitlin O'Shea, "Overhills Oral History" (Fort Bragg, NC: Cultural Resources Management Program), 67-68.
[71] Loudoun County Deed Book 9Z/134 and 136 (1927). All earlier Deed references and land descriptions are included in these two deeds recorded 25 May and 1 June 1927. The plat is recorded in Deed Book 9Z/142 (1927).

[72] Loudoun County Deed Book 9Z/150-151 (1927). The release to the Robinsons is recorded in Loudoun County Deed Book 10L/263 (1932).
[73] Loudoun County Deed Book 10F/63 (1930).
[74] Loudoun County Deed Book 10L/263 (1933).
[75] *Richmond Times Dispatch*, January 20, 1936.
[76] *New York Times*, notice of sale, August 9, 1938.
[77] Elizabeth F. Morgan, "New Lisbon," (Works Progress Administration of Virginia, Historical Inventory, 1936); *Loudoun Times Mirror,* "Huntland Estate Sold to McLeods [sic] of Boston," May 12, 1938. In the files for Huntland at the Thomas Balch Library, Leesburg, Virginia.
[78] *New York Times,* August 9, 1938.
[79] The land tax records for 1954 report that a Priscilla De La Fregonnier of Middleburg was charged with the 413 ½-acre Huntland Estate. The 1955 land tax shows that the Browns had acquired the property from her.
[80] Slater, 206.
[81] Audrey Windsor Bergner, "Huntland, an Old Plantation in Middleburg, Virginia" Chapter 12, unpaged (unpublished manuscript commissioned by Dr. Betsee Parker (ca. 2010). A copy is retained by Dr. Parker.
[82] "1962 Dutch-Indonesian Deal Struck," *Washington Post,* July 31, 1962; "Indonesia Agrees to U. S. Plan to End New Guinea Fight," *New York Times,* July 31, 1962. U. N. General Assembly, "Agreement between the Republic of Indonesia and the Kingdom of the Netherlands concerning West New Guinea," 21 September 1962, http://www.unhcr.org/refworld.
[83] *New York Times,* January 12, 1992; July 1, 2001.
[84] "Country Houses of Character," *Country Life,* Volume XXXVII, No. 1 (November 1919), 32.
[85] Bergner, "Waverly," "Llangollen," "Farmer's Delight," and "Glen Ora": *Old Plantations and Historic Homes around Middleburg* (New York: Cornwell Books, 2001); Maral Kalbian, 25 May 2013 telephone conversation with Cheryl Shepherd, who is completing the Little River Rural Historic District nomination in Fauquier County; on-line DSS records at VDHR.

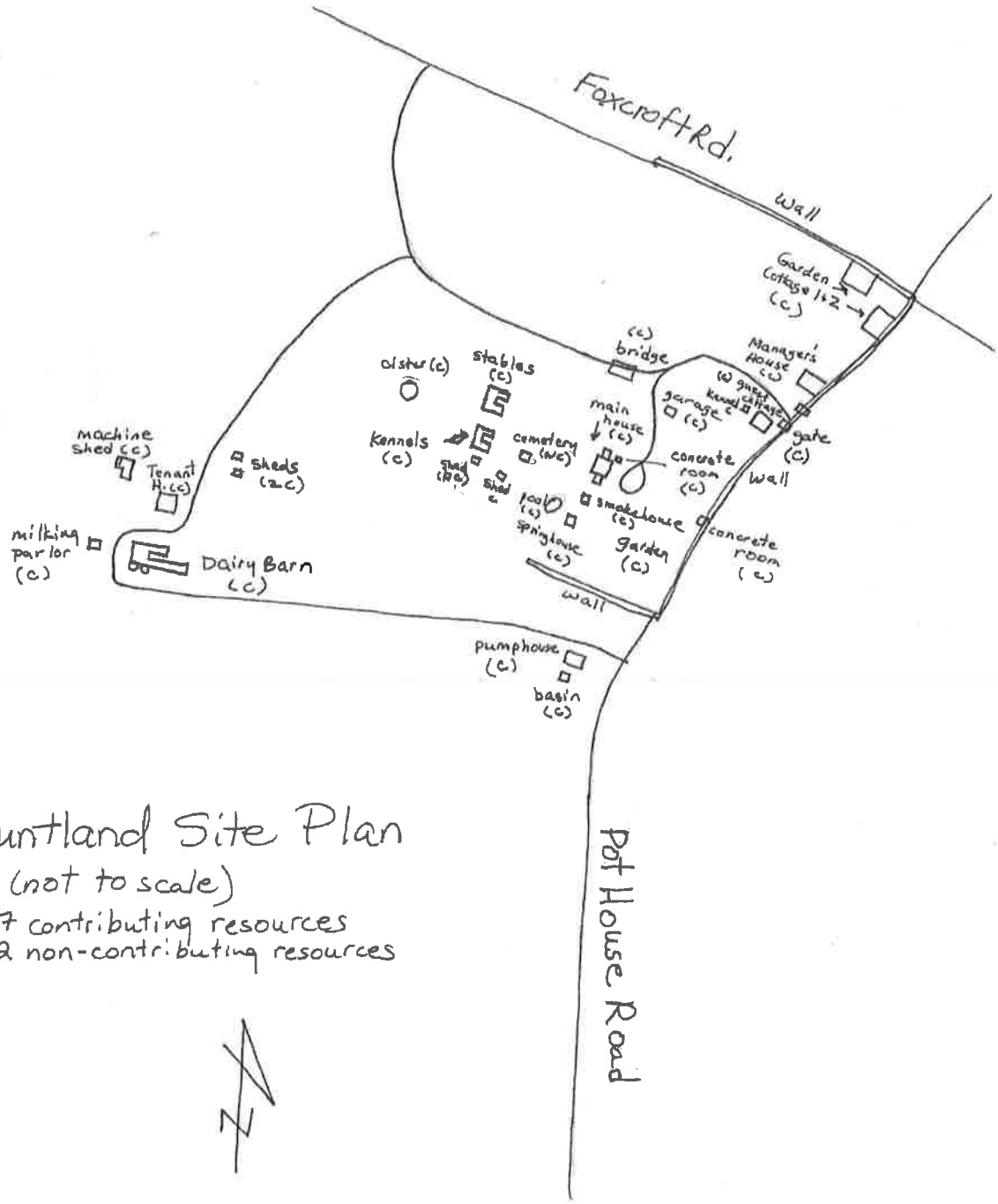
Tuesday, May 21, 2013

Loudoun County, Virginia
www.loudoun.gov

(map not to scale)



Tax Parcel Map
Huntland
35955 Huntland Farm Road
Loudoun County, VA
72/47B = PIN 566171722000; 72/50 = PIN 595198198000
VDHR FILE NO. 053-0487



Huntland Site Plan
(not to scale)
27 contributing resources
2 non-contributing resources

Three Historic Images

Figure 1: Huntland kennels, photo ca. 1914; (http://www.klmimages.com/foxhuntinghistory).

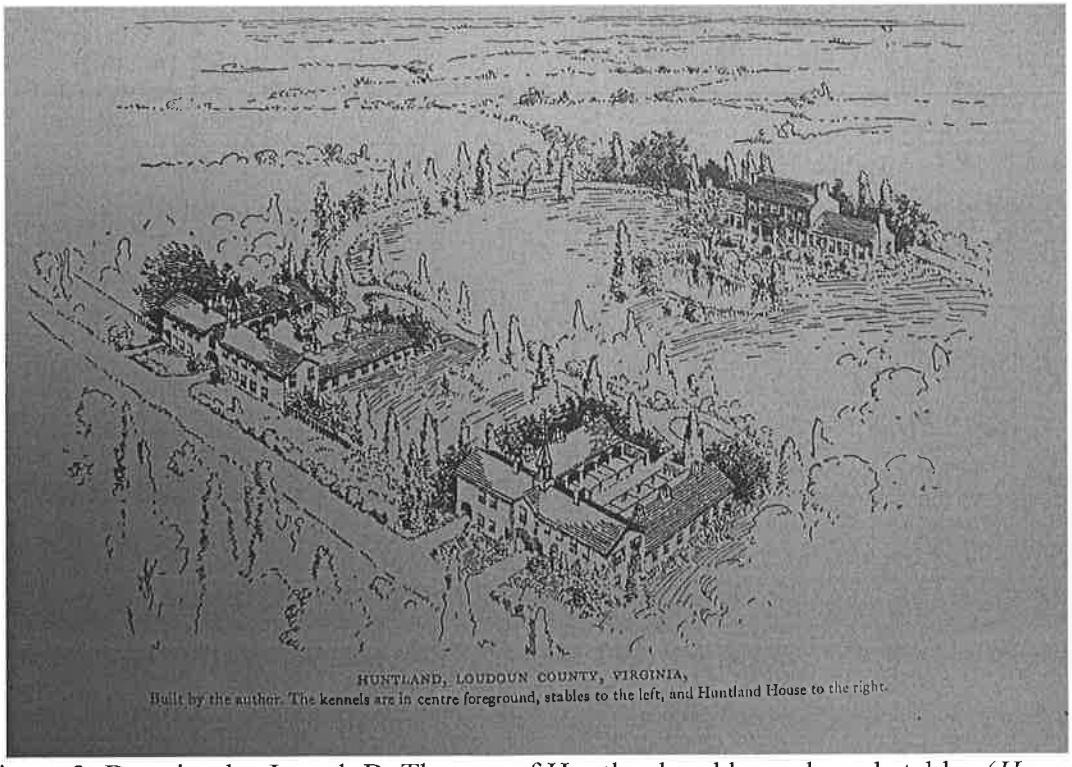


Figure 2: Drawing by Joseph B. Thomas of Huntland and kennels and stables (*Hounds and Hunting Through the Ages* by Joseph B. Thomas, 1928, after page 138).

Three Historic Images

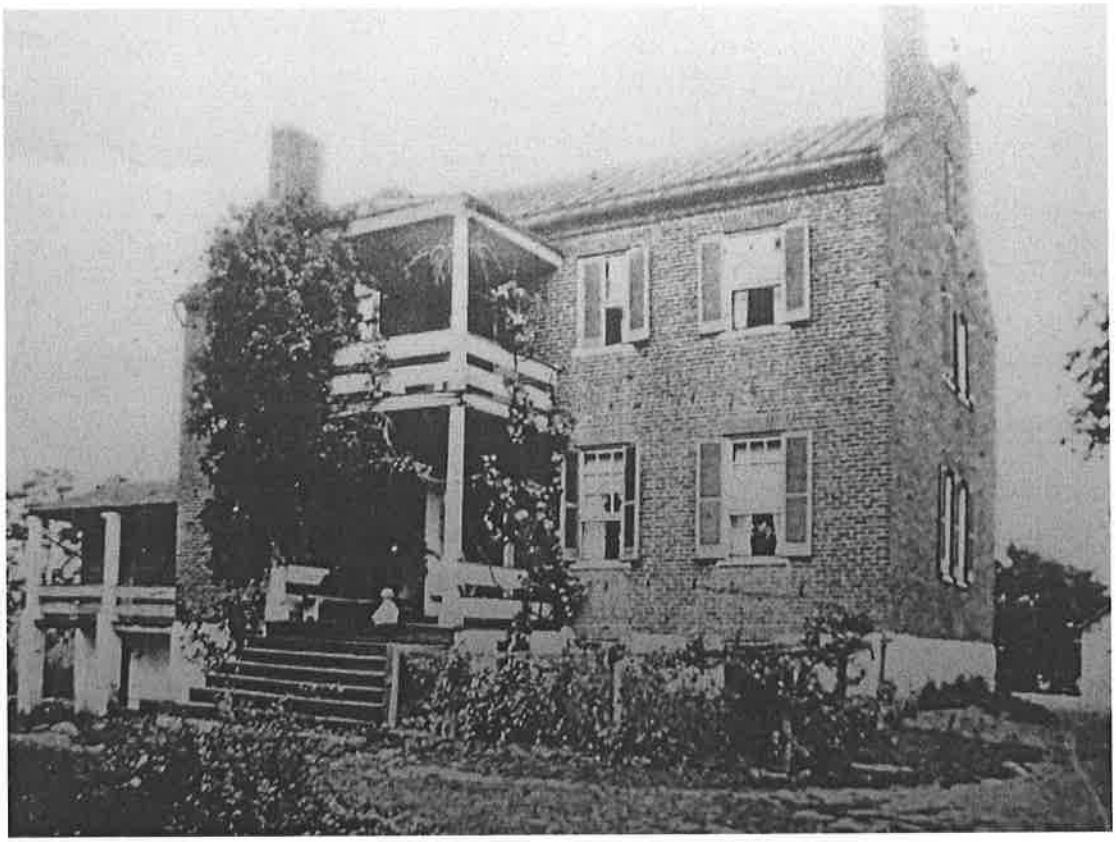
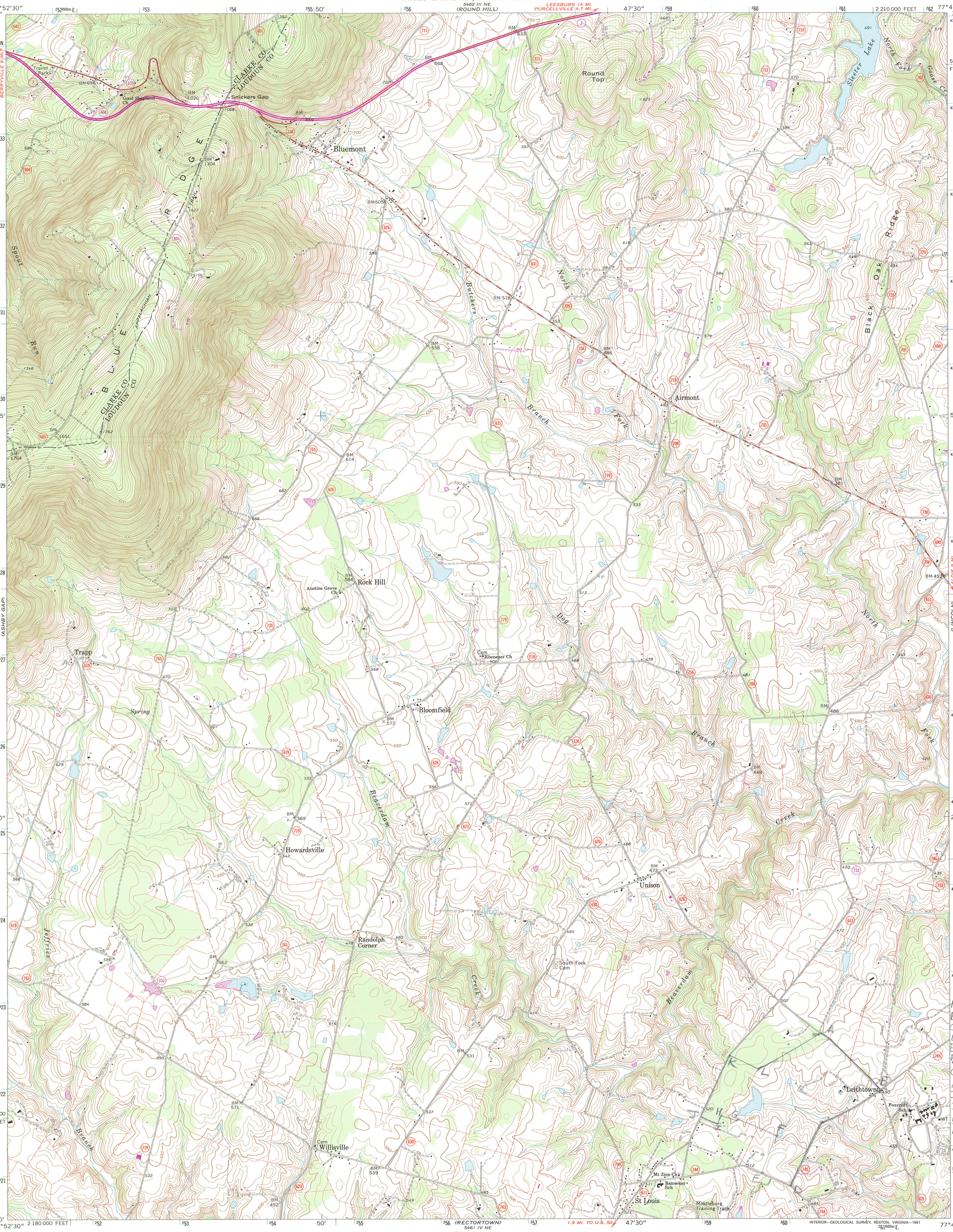


Figure 3: Late-19th-century photograph of Huntland before purchased by Joseph B. Thomas and transformed into Colonial Revival-style mansion (courtesy of Dr. Betsee Parker).

U.S. DEPARTMENT OF THE INTERIOR
U.S. GEOLOGICAL SURVEY

COMMONWEALTH OF VIRGINIA
DIVISION OF MINERAL RESOURCES
JAMES L. CALVER, STATE GEOLOGIST

BLUEMONT QUADRANGLE
VIRGINIA
7.5 MINUTE SERIES (TOPOGRAPHIC)



Huntland
Loudoun County, VA
UTM
NAD 1927 Zone 18
A 260410; 4322354
B 261055; 4321667
C 260426; 4321326
D 260012; 4320614
E 259691; 4320757
F 259874; 4321169
G 259441; 4321382
H 259250; 4321443
I 259207; 4321349
J 259036; 4321443
K 259375; 4322120
L 259683; 4321937
QUAD: BLUEMONT, VA
DHRF FILE NO.: 053-0487

Mapped, edited, and published by the Geological Survey

Control by USGS and USC&GS

Topography by photogrammetric methods from aerial photographs taken 1965 and 1969. Field checked 1970
Supersedes Army Map Service map dated 1943

Polyconic projection. 1927 North American datum
10,000-foot grid based on Virginia coordinate system, north zone
1000-meter Universal Transverse Mercator grid ticks, zone 18, shown in blue

Fine red dashed lines indicate selected fence and field lines where generally visible on aerial photographs. This information is unchecked

Revisions shown in purple compiled in cooperation with Commonwealth of Virginia agencies from aerial photographs taken 1977 and other source data. This information not field checked. Map edited 1979

UTM GRID AND 1979 MAGNETIC NORTH DECLINATION AT CENTER OF SHEET

20% TOTAL RECOVERED FIBER

SCALE 1:24 000

CONTOUR INTERVAL 10 FEET
NATIONAL GEODETIC VERTICAL DATUM OF 1929

THIS MAP COMPLIES WITH NATIONAL MAP ACCURACY STANDARDS
FOR SALE BY U.S. GEOLOGICAL SURVEY
DENVER, COLORADO 80225, OR RESTON, VIRGINIA 22092
AND VIRGINIA DIVISION OF MINERAL RESOURCES, CHARLOTTESVILLE, VIRGINIA 22903
A FOLDER DESCRIBING TOPOGRAPHIC MAPS AND SYMBOLS IS AVAILABLE ON REQUEST

QUADRANGLE LOCATION

Map photoinspected 1981
No major culture or drainage changes observed

INTERIOR—GEOLOGICAL SURVEY, RESTON, VIRGINIA—1991

ROAD CLASSIFICATION

Primary highway, all weather, hard surface
Light-duty road, all weather, improved surface
Secondary highway, all weather, hard surface
Unimproved road, fair or dry weather
State Route

BLUEMONT, VA.

N3900—W7745/7.5
PHOTOINSPECTED 1981
1970
PHOTOREVISED 1979
AMS 5462 III SE—SERIES V834

ISBN 0-607-55590-X

1915

HUNTLAND
FIELDS WOODS AND STREAMS
EACH TOWERING HILL
EACH HUMBLE VALE BELOW
SHALL HEAR MY SHEKING VOICE
MY MOURNS SHALL WAKE
THE LAZY MORN
AND GLAD THE HORLIGH ROUND