NPS Form 10-900 OMB No. 1024-0018

United States Department of the Interior
National Park Service

525

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.

RECEIVED 2280
JUL - 9 2014
NATIONAL REGISTER OF HISTORIC PLACES
NATIONAL PARK SERVICE

1. Name of Property

Historic name: George Washington Rader House
Other names/site number: VDHR No. 011-0058
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: 8910 Lee Highway
City or town: Fincastle State: VA County: Botetourt
Not For Publication: N/A Vicinity: X

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:

___A ___B X C ___D

Julie V. Langan 7/1/14

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

Virginia Department of Historic Resources

State or Federal agency/bureau or Tribal Government

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

Signature of commenting official: **Date**

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

Name of Property | County and State

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 H. Beall 8·25·14

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)	
District	X
Site	
Structure	
Object	

Number of Resources within Property

(Do not include previously listed resources in the count)

Contributing	Noncontributing	
7	8	buildings
0	0	sites
2	2	structures
0	0	objects
9	10	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 = House
DOMESTIC/secondary structure = smokehouse
DOMESTIC/secondary structure = springhouse
DOMESTIC/secondary structure = root cellar
DOMESTIC/secondary structure = harness repair shop
DOMESTIC/secondary structure = wood shed
AGRICULTURE/animal facility = barn
AGRICULTURE/storage = granary
AGRICULTURE/storage = corn crib

Current Functions

(Enter categories from instructions.)

DOMESTIC/single dwelling = House
DOMESTIC/secondary structure = shed
DOMESTIC/secondary structure = wood shed
DOMESTIC/secondary structure = garage
AGRICULTURE/animal facility = barn
AGRICULTURE/animal facility = feeding shed
AGRICULTURE/storage = equipment shed
AGRICULTURE/storage = bale storage shed
AGRICULTURE/storage = silo
AGRICULTURE/storage = pole barn

7. Description

Architectural Classification
(Enter categories from instructions.)
OTHER: I-house

Materials: (enter categories from instructions.)
Principal exterior materials of the property: WOOD/weatherboard, log; BRICK; METAL

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 Paragraph

The George Washington Rader House is located at 8910 Lee Highway near Fincastle in rural Botetourt County, Virginia. The resource comprises approximately 120 acres of land and a total of fourteen buildings and five structures. The original core of the house was built ca. 1820 and the last addition was constructed during the early twentieth century; it underwent a major restoration in 2008. The six additional contributing buildings and two contributing structures were built between ca. 1830 and ca. 1900 and include a smokehouse, springhouse, root cellar, barn, harness repair shop, granary, corn crib, and woodshed. The seven non-contributing buildings and three non-contributing structures were built between 1946 and the 1990s and include a garage, several equipment and storage sheds, a feeding shed and silo, and a pole barn. As evidenced by the array of functions and ages, the George Washington Rader House and its outbuildings reflect the adaptation and evolution of an early nineteenth-century farm in rural western Virginia.

Narrative Description

Setting
The George Washington Rader House is located along the south side of the historic Lee Highway (US Route 11) in southwestern Virginia. The property features 120 acres of rolling farmland that has been under cultivation for almost two centuries. Accessed via a long gravel road that passes through open fields, the domestic and agricultural complexes have a generally linear orientation with the dwelling at the north end of the domestic complex and newer (ca. 1980) outbuildings at the south end of the agricultural complex. The dwelling is surrounded by

small-scale domestic outbuildings, including a ca. 1830 root cellar, ca. 1830 smokehouse, ca. 1900 wood shed, ca. 1830 springhouse, and ca. 1875 harness repair shop. A non-contributing garage, built in 1946, is located a short distance northeast of the house. The gravel drive continues a short distance south/southeast past the domestic complex to the agricultural outbuildings. The older outbuildings include a ca. 1860 barn, ca. 1890 corn crib, and ca. 1890 granary that are clustered together. To the west and south of these older buildings are newer outbuildings: three ca. 1950 sheds and a ca. 1950 equipment shed; a feeding shed, silo, equipment shed and shop, and arched bale storage shed, all constructed ca. 1980; and a 1997 pole barn. Open fields and woodlots extend west, south, and east of the domestic and agricultural complexes.

House

Contributing building

Facing north, the George Washington Rader House is a two-story, three-part building consisting of a ca. 1820 log east section, a ca. 1830 timber frame central hyphen, and a ca. 1830 brick west section. Overall, the building reflects the I-house plan. It is two stories tall, six bays wide, and one room deep. It features a right-of-center, screened-in, ca. 1830 shed-roof porch on the main (north) elevation and a rear, one-story, early twentieth-century, shed-roof addition that extends slightly beyond the planes of the side elevations. It has two brick, exterior end chimneys and a third brick chimney on the rear addition. The side gable roof has a boxed cornice and is sheathed in standing seam metal.

George Washington Rader purchased the log house in 1824 from Rader's father-in-law, John Kessler, who had been living in the log house prior to its sale. An original date of construction is unknown, though it is believed to have been constructed sometime prior to 1820 (Pulice 2007; Botetourt County Deed Book 16:214). The log section began as a two-story, V-notched, hewn oak log house, approximately 17 feet wide and 13 feet deep. It is two bays wide and one room deep. Based on visible interior framing, it appears as though the first floor consisted of a single living room, with a fireplace originally on the western elevation and a stairwell or ladder on the eastern elevation, leading to what likely would have been a lofted sleeping room. During the 2008 rehabilitation, the first floor interior walls and the underside of the second-story floor joists, which were clad in sheetrock, were uncovered to reveal the original wood and mortar. The brick fireplace, which was moved to the eastern elevation during the ca. 1830 expansion, has a brick segmental arch opening and a simple wood beam mantel. The exterior door on the north elevation is an original, wood paneled door with a six-pane glazing pattern. The adjacent window is a replacement, six-over-six, sash window. Upstairs, the bedroom features two original six-over-six wood sash windows and a replacement fireplace.

During the ca. 1830s expansion, the Raders adopted a center-passage, or I-house, plan. The log section was one room, a new brick section made the other room, and the two were connected by a narrower frame hyphen.

An approximately 4.5-foot, two-story frame addition was constructed to the rear side of the log section, within which a stairwell from the hyphen to the upstairs log section was constructed.

The staircase features hand-planed, beaded, horizontal boards and machine-cut nails. The western half of this addition contained a small room on the first floor, as evidenced by a chair rail and base molding; today the room is accessible from the rear addition and functions as a pantry. An arched walkway joins the log section with the narrow addition, which is then connected to the early twentieth-century addition via a standard framed walkway. Within the bedroom of the log section is an enclosed spiral wooden stairwell to the attic. Though not fully accessible, the attic has exposed round, mortised and pegged rafters, several with intact bark and hand-wrought nails.

The one-bay frame hyphen is located between the log and brick sections. On the exterior, the log section and hyphen are clad in wooden weatherboard. It was constructed ca. 1830 along with the brick section and the narrow frame addition on the rear of the log section. The hyphen is approximately 13 feet wide and 17 feet deep. The first floor currently functions as a formal dining room. A wide arched walkway connects the hyphen to the log section and an original door separates the hyphen from the formal sitting room in the brick section. On the north, main elevation is a wood paneled door with a single light and an original six-over-nine wood sash window with original hand-made glass panes. The room features vertical wood wainscoting separated from patterned wallpaper by a wood chair rail. A custom-made china cabinet is built into the northeast corner of the room. Upstairs, the hyphen contains a bathroom and small dressing area, which was remodeled during the 2008 renovation. The dressing room is separated from the upstairs log section by an original wood paneled door and from the upstairs brick bedroom by a replacement wood paneled door. The fixtures and molding details of the bathroom are all new, though appropriate to the original detailing of the rooms. One original six-over-six wood sash window is located near the centers of the north and south elevations.

The western brick section contains the most formal rooms in the house. It is three bays wide and features an exterior brick end chimney on the western end gable. The north (main) and west elevations, including the western end chimney, exhibit the Flemish bond brick pattern while the south (rear) elevation and the eastern end chimney were laid in the common bond pattern. The brick section and both end chimneys are entirely covered with a nearly-opaque redwash. The windows in the brick section are original wood sash windows, with a six-over-nine pattern on the first floor and six-over-six on the second floor. The first floor functions as the formal sitting room. It features a prominent Greek Revival fireplace, constructed of wood but painted to resemble black marble. The baseboards are painted to match the faux-marble fireplace. In the northwest corner is a boxed-in winder stair with faux-grain and paneled apron, door, and under-stair closet door, faux-grain treads; and faux-marble risers. The paneled doors, original to the dwelling, have the same faux-grain pattern as the door separating the brick and hyphen sections and the exterior door on the north elevation. The doors, chair rail, door surrounds, and window surrounds are painted to emulate light and dark mahogany.

Upstairs, the brick section contains a single bedroom. It has a nearly identical Greek Revival, faux-marble fireplace and faux-marble baseboards. The wood chair rail and window surrounds have been painted. In the center bay of the north elevation is a door, which would have opened onto a second story porch; however, it is no longer used as the porch roof was modified from flat

to pitched. The door is visible from both within the room and outside the house, though the pitched roof covers the lower two feet of the exterior.

Along the south (rear) elevation of the house is a one-story, shed-roof addition. It was constructed in the early twentieth century and recently rebuilt during the 2008 renovation. It houses the kitchen, a living room and fireplace, and a full bathroom. The kitchen and living room occupy a single open space, approximately 38 feet long. The north interior wall retains the original doorframes and built-in cabinetry, and the wood paneling once covering the walls of the log section have been repurposed as wainscoting and paneling within the remodeled kitchen. The south wall was rebuilt. The kitchen contains a replacement nine-light casement window and the living area contains a new three-part bay window, replacement rear door, original fireplace, and replacement six-over-six double-hung window. At the western end of the addition are a full bathroom and small laundry room, accessible via a small vestibule that also connects to the brick section. The bathroom and laundry room were remodeled in 2008. A small enclosed room on the eastern end of the addition serves as the main entrance into the dwelling. A shed-roof overhang supported by two spindled posts covers the entryway. The room has an original wood, eight-light, porch door and two replacement six-over-six double hung windows.

The construction date of the front porch is unknown, though its Victorian-era detailing is typical of the late nineteenth century. The six-bay porch, now screened in, is supported by chamfered posts with detailed brackets and the handrail features a balustrade of jig-sawn cutouts. The porch ceiling is covered with beaded boards.

The following outbuildings are organized in chronological order by contributing and non-contributing status.

Contributing Outbuildings

Smokehouse (contributing building)

Directly east of the house is a frame smokehouse, constructed ca. 1830. The one-room building is clad in hand hewn wood weatherboards and the front-gable roof is sheathed in wood shake shingles.

Springhouse (contributing building)

A springhouse, constructed ca. 1830, is located northeast of the house, alongside a stream that runs through the northern section of the property. The building has a fieldstone foundation, frame walls, and metal gabled roof.

Root Cellar (contributing building)

Behind the house stands a small root cellar, which appears to have been built ca. 1830 and was expanded in the late nineteenth century. The original, rear section has a stone foundation and is clad in hand-hewn weatherboard, similar to the boards found on the smokehouse. The front section has a concrete foundation and is clad in narrower weatherboard. The front gable roof is sheathed in metal. Two doors are located on the later north elevation, facing the house. A wood paneled cellar door is located down a small flight of steps and is covered by a shed-roof awning

supported by log posts. A vertical-wood door is located in the upper level of the building, next to the awning.

Barn (contributing building)
The largest building on the George Washington Rader Farm is the barn, which appears to have been constructed in the mid- to late nineteenth century. The post and beam barn is clad in vertical wood siding, painted red. The eastern half of the barn is built into the hillside and has a large side gable roof and cut stone foundation. Large sliding barn doors on the eastern elevation open onto the hillside. The western half of the barn is on flatter ground, shows no foundation, and has a large shed roof. There are sliding barn doors on the lower level of both the north and south elevations, connecting the interior feeding troughs and animal stalls to the fenced cattle yard. A second-story opening is located in the center of the western elevation, likely leading to a hay loft. There are no windows on any of the barn elevations.

Harness Repair Shop (contributing building)
East of the house and south of the springhouse is a small frame building that, based on the equipment found inside, once functioned as a harness repair shop. According to the property owner, it was constructed ca. 1875. It has vertical wood board siding and a gable roof sheathed in metal. A single paneled wood door is located on the southern gable end and a single window opening is found in the western elevation.

Granary (contributing structure)
Near the middle of the agricultural outbuildings, south of the house, is a drive-through granary. The ca. 1890 structure has a wood frame, which is clad in vertical wood boards painted red. The front gable roof is sheathed in slate shingles. The eastern half of the building contains the bins once used for storing grain while the western half of the structure was the passage through the building.

Corn Crib (contributing structure)
South of the granary is the corn crib, which appears to have been constructed around the same time, ca. 1890. It has a similar frame structure with a front gable roof and a drive-through passage. The southeast corner of the structure is clad in narrow horizontal wood slats, typical of wooden corncribs, and the remaining elevations are clad in the same horizontal wood boards found on the granary.

Woodshed (contributing building)
The woodshed, constructed ca. 1900, is located adjacent to the east of the smokehouse. The building has a shallow shed roof with metal sheathing and a frame structure clad in vertical wood boards. It is two bays wide and has two long narrow openings on the tallest, eastern elevation. Two hinged wood doors are located on the north elevation.

Non-contributing outbuildings
Garage (non-contributing building)
The two-story, front-gable, concrete block garage was constructed in 1946. The main (west) elevation contains a wood garage door and wood paneled pedestrian door on the first floor, and a

single one-over-one wood window in the center of the second floor. There are two one-over-one wood windows in the second floor of both the north and south elevations. On the rear of the building is a two-story frame porch with a shed roof, which provides access to the upstairs living quarters.

Sheds (non-contributing buildings – 3)
There are three mid-twentieth-century frame sheds located among the larger agricultural outbuildings. Shed One, located near the feeding shed, has a front gable, corrugated and standing seam metal roof. The walls are clad in horizontal weatherboard and wide vertical boards. The door, located on the north gable end, consists of two vertical wood doors. Shed Two is located near the corn crib and has a shed roof with corrugated metal roofing. It is two bays wide and is clad in wide vertical boards on three sides. Shed Three, located up the hill between the barn and pole barn, is a frame gable roof building with wide vertical boards and a standing seam metal roof. Two hinged doors are located on the east elevation and one is located on the north, gable end.

Equipment Shed (non-contributing building)
Located just south of the barn is a large, mid-twentieth-century equipment shed. It was constructed using log and frame and is clad in vertical wood boards. The shed roof is clad in standing seam metal. There are shed roof additions on the north, east and south elevations of the building.

Equipment Shed and Shop (non-contributing building)
Located on the west side of the driveway, closest to the house is an equipment shed and shop, constructed ca. 1980. The five-bay, wood frame building is clad in vertical wood boards and has a metal shed roof with a narrow pent roof on the northern four bays. The southernmost bay is enclosed and has a large metal garage door on the eastern, main elevation that leads to an enclosed shop.

Arched Bale Storage Shed (non-contributing structure)
The corrugated metal shed was constructed ca. 1980. The structure has an arched opening approximately 40 feet wide and is approximately 100 feet in length.

Feeding Shed (non-contributing building)
The feeding shed, constructed ca. 1980, is a wood pole frame building with a gabled metal roof.

Silo (non-contributing structure)
The concrete silo was constructed ca. 1980 adjacent to the feeding shed.

Pole Barn (non-contributing building)
Adjacent to the arched bale storage shed is a pole barn with a gabled metal roof. It was constructed in 1997.

8. Statement of Significance

Applicable National Register Criteria
(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- [ ] A. Property is associated with events that have made a significant contribution to the broad patterns of our history.
- [ ] B. Property is associated with the lives of persons significant in our past.
- [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.)
ARCHITECTURE

Period of Significance
ca. 1820–ca. 1930

Significant Dates
ca. 1820
ca. 1830
ca. 1930

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

Cultural Affiliation
N/A

Architect/Builder
Rader, Samuel

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.)

The George Washington Rader House is locally significant under Criterion C for architecture. Evaluated within the context of Botetourt County, each addition to the George Washington Rader House reflects the changing construction methods and architectural preferences of rural Western Virginia. The earliest section of the house was initially a two-story log house, built before 1820. The area was gradually being settled and log construction was a readily available method of construction in this sparsely settled region. As the area became more permanently inhabited, frame and brick construction methods became more widely used. In ca. 1830, a brick section, connected to the log section with a frame hyphen, nearly tripled the size of the house. The house geometry generally remained the same until the early twentieth century, when a large one-story rear addition provided the owners with modern conveniences including plumbing for an attached kitchen and bathroom. In a single dwelling, three methods of construction—log, frame and brick—exhibit the evolution of architectural preferences of a prominent family, and the changing economy and building resources of the region. Furthermore, the collection of agricultural outbuildings is representative of the farm's evolution through more than a century of family farming. The period of significance, ca. 1820—ca. 1930, encompasses the major renovations and improvements made by the Rader inhabitants.

Narrative Statement of Significance (Provide at least **one** paragraph for each area of significance.)

The George Washington Rader House is named after the property's most prominent owner. George W. was a son of Adam Rader, patriarch to the Rader family in Botetourt County. Orphaned while emigrating from Germany in 1769 when he was eight years old, family history recounts that Adam eventually ran away from indentured servitude to the Shenandoah Valley, where he established himself as a saddle and harness maker. He served in the Revolutionary War and in 1789 married Mary Hotzenpiller. In 1801, Adam and Mary moved their family, then consisting of six children including George W., from the Shenandoah Valley to Botetourt County, Virginia (Botetourt County Heritage Book Committee 2001:194).

Botetourt County had just been established only thirty years prior to the Raders' arrival by primarily Scotch-Irish and German settlers. Troutville, where the Rader property is located, was a rich farming area settled by the German Dunkards. Fertile land led to a prosperous agricultural economic base for the region. Hemp, tobacco, wheat, corn, fruits and vegetables as well as dairy and cattle farms were found throughout the county. Additionally, the region contained several transportation routes, including the James River and turnpike roads, making Botetourt County a key thoroughfare in the broader region (Hill Studio 2008:10). During the Colony to Nation period, 1751-1789, log was the primary building material among the Scots-Irish and German settlers. Log was the most readily available building material during this period of transience; sawmills and brickyards had not yet been established locally (Hill Studio 2008:16).

By the time the Raders moved to Botetourt, the County had begun to substantially increase in population and prosperity. This period of time is classified as the Early National Period (1790-1829). The population of Botetourt County during this time period increased by 55 percent, as more northerners migrated south and wealthy eastern Virginian families moved west. The earliest Botetourt speculators were selling land for profit as they continued west into the frontier and the wealthiest landowners bought and settled the larger and better lands (Hill Studio 2008:18).

Adam and Mary Rader raised nine children in total. Their fourth child, George W., was born in June 1797 and was four years old when his family moved to Botetourt County. In December 1819, at the age of 22, George W. married Susanna "Susan" Kessler (Botetourt County Heritage Book Committee 2001:194). The exact year in which George W. and Susan moved into what was initially a two-story log cabin, is unclear. According to files of the Virginia Department of Historic Resources, George W. and Susan moved into the house, which initially belonged to Susanna's parents, soon after they married (Pulice 2007). However, the first deed, recorded in 1824, noted that the property "is part of the tract of land whereon the said Keslar [sic] now lived." According to this transaction, John and Mary Kessler sold to their son-in-law an 81-acre property for $1,215 (Botetourt County Deed Book 16:214). The log house, likely built prior to 1820, had a simple one-room layout with a second-story loft and an exterior end chimney, typical of the log houses built during the Early National Period (Hill Studio 2008:23).

The Antebellum Period, from 1830 to 1860, showed continued prosperity and growth in Botetourt County, as well as in Virginia as a whole. As the County became more populated with permanent settlers, a wider variety of building materials became more readily available. Brick, frame and masonry construction grew in popularity (Hill Studio 2008:34). With four children by 1829, George W. and Susan Rader soon began to expand their small log house. In ca. 1830, they added the small two-story addition on the rear of the log section and built the two-story brick section and frame hyphen. They also added a front porch, which originally had a flat roof as evidenced by the second story door in the brick section.

Gaining popularity in the Upland South and Midwest regions during this time was the center-passage, or I-house plan (Hill Studio 2008:35). Based on the spacing and usage of the rooms in this house, it appears as though the Raders were aware of this emerging trend, as the log and brick sections served as the main rooms, while the narrower hyphen connected the two. The brick section and chimneys are believed to have been laid by George W.'s younger brother, Samuel Rader, who was a prominent brick maker, mason and builder. The construction of over a dozen residences and at least one church is credited to Samuel (Pulice 2007). The use of brick during this period reflected prosperity, as it was more expensive than frame and log. Historical records show that the Raders were a prominent and prosperous family. George W. was active in the community and amassed a significant landholding during his lifetime. The large brick addition laid in the Flemish Bond pattern likely boosted their prominence in the community.

Agriculture in Botetourt remained the County's primary economic base. Farming practices throughout the country were advancing as information was becoming more easily disseminated

(Hill Studio 2008:29). The small support buildings around the house, including the smokehouse, springhouse, and root cellar, were all constructed ca. 1830 (Pulice 2007; pers. comm. Jack Rader, 9 Dec 2013). According to the 1850 agricultural census, George W. had 180 improved and 88 unimproved acres, 22 cows, and 20 pigs. Compared to their neighbors, the size of the farm and the livestock counts were average. George W. appeared to focus on growing wheat, Indian corn, and oats, as they produced more bushels of each crop than their eight closest neighbors and more than the majority of the farms in the area. The cash value of the farm was larger than the majority of their neighbors (U.S. Census Bureau 1850). By 1860, production appeared to have slowed down. George W. had acquired 300 acres, but he had almost half the number of cows and only a fourth the pigs. He was still growing the same crops, but the amount produced, along with the size of the farm and number of livestock, was average when compared to the surrounding farms (U.S. Census Bureau 1860).

Between 1866 and 1916, the average size of farms decreased while the number of farms increased; corn, wheat and hay production increased while oat production decreased; and orchard production was introduced to Botetourt County (Hill Studio 2008:42). George W.'s farm generally followed these trends observed across the county. According to the agricultural census, George W.'s farm decreased from 300 acres in 1860 to 215 acres in 1880. He doubled his corn production, tripled his hay production and quadrupled his wheat production. Unlike the region as a whole, he also slightly increased his oats production. George W. had an apple orchard by 1860, which was slightly more profitable than most neighboring farms (U.S. Census Bureau 1860, 1880). According to the Hill Studio report, most agricultural buildings in the County were constructed during this time period (Hill Studio 2008:42). The bank barn, harness repair shop, wood shed, granary, and corncrib on George W.'s farm were all constructed between ca. 1860 and 1900 (Pulice 2007; pers. comm. Jack Rader, 9 Dec 2013).

Although farming was his main occupation, George W. Rader was a very active member of society. The Lutheran Church played a large role in George W.'s life. After joining the congregation at Brick Union Church, George W. was elected as one of the officers of the congregation, a position he served his entire life (Leslie 1910). The original Brick Union Church building was constructed ca. 1830, with George W. Rader and two others named as trustees in the deed (Stoner 1962:379). A 1910 history of the Evangelical Lutheran Church, notes that

> His home was 'given to hospitality,' and under his roof the weary pastor, tired by the arduous duties of his large parish, found at all times a cordial welcome. Mr. Rader was a man of good judgment and fine natural endowments, though his education was only that of the crude public school of his day. He was frequently called upon to write articles of agreement for his neighbors. He also wrote his grandfather's will (Leslie 1910).

George W. was among the original members of the Board of Trustees for the Virginia Institute, which would later become Roanoke College. His son, John K. Rader, attended the institute in the 1840s; he went on to become a reverend. Founded by two Lutheran pastors in 1842, the Virginia Institute was a school for boys to prepare them for Gettysburg College and its seminary. The school was incorporated as the Virginia Collegiate Institute in 1845 and, two years later, it was

relocated to Salem, Virginia (Roanoke College 2013:n.p.). The move was precipitated by a decline in enrollment, which the Trustees believed was due to the institution's remote location. Rader was appointed to the Building Committee, which facilitated the move from the remote Shenandoah Valley to Salem. The building committee purchased land at $100 per acre and contracted the construction of what is now the Administration Building. In 1853, it became Roanoke College. George W. served on the Roanoke College Board of Trustees until 1870 (Woodie 1984:5).

George W. acquired and conveyed many parcels of land during the nineteenth century. By the end of the century, the farm comprised 260 acres. His wife, Susan, died in January 1887, at the age of 85. George W. lived for another seven years, passing away in 1894 at the age of 97, completely blind. Their daughter, Eliza Jane Rader Linkenhoker, cared for her father until his death (Botetourt County Heritage Book Committee 2000:194). Subsequent to his death, the property was the subject of a chancery court decision between William R. Rader, George W.'s son, and Eliza Linkenhoker, George W.'s daughter. The deed, recorded three years later, did not explain the purpose of the 1894 court case, but documented that Eliza Linkenhoker ultimately purchased the property for $5,450 (Botetourt County Deed Book 55:592). Widowed, Eliza moved into the farm with her family, which at that time consisted of her son, William P., and two daughters, Clauda and Bell (U.S. Census Bureau 1900).

Both daughters eventually married. William P., unmarried, continued to farm the property and to care for his mother. In June 1922, two years before her death, Eliza conveyed the property to her son William,

> for and in consideration of love and affection which the said party of the first part has for the said party of the second part, and for the further consideration of the party of the second part, providing a home, maintenance and comfortable support to the said party of the first part for and during her life time, consistent to her station in life, including doctor bills, nursing in sickness, all medicines necessary during the lifetime of the said party of the first part, and at her death all funeral and burial expenses and a suitable monument to be erected at her grave by the said party of the second part (Botetourt County Deed Book P:454).

During the period of time spanning World War I and World War II, farming in Botetourt County declined. The Hill Studio report explains that the acres farmed and number of farms decreased, though the average size farm increased likely due to the gradual consolidation of landholdings by wealthier farmers. The report also notes that "dairy farming became more widespread during this time as agricultural practices shifted from a diversified economy to a single crop or product" (Hill Studio 2008: 52). The cattle business that exists on the Rader farm today was likely established during this period of time. It was during the Linkenhoker tenure on the farm that the one-story rear addition was constructed (pers. comm. Jack Rader, 9 Dec 2014). Though remodeled today, it was constructed to provide modern amenities, including an attached year-round kitchen and bathroom.

By 1930 William Linkenhoker's sister, Margaret Linkenhoker, had moved to the Rader farm (United States Census 1930). William lived on the property until his death ca. 1945. Through his will, he bequeathed the property to his sister, Margaret Linkenhoker. In the same year, Margaret sold the 260-acre property to Frank Reid for $30,000. The sale included "all farm machinery, equipment and tools, and the 1927 Model Chevrolet touring car, and two horses and fifty two head of cows, cattle and calves, and all hay, feed and straw and grain on said farm…together with the undivided interests in a certain binder and threshing machine; and also any other tangible personal property outside of the dwelling house," which was valued at $4000 (Botetourt County Deed Book 94:463).

According to the current property owner, Frank was an attorney from New York City, making this sale the first outside the Rader family. Frank constructed the concrete block and frame garage in 1946, the only structure built during his ownership of the farm. The following year Frank sold the property to William Reid, president of the Bank of Troutville, for $24,760. The property was surveyed and the sale included a 230.6-acre tract "and all machinery and equipment now on said farm and used as part of the farm operations thereon" (Botetourt County Deed Book 98:258).

Within six months, the property was sold to Karl E. and Lucille L. Rader, thereby returning the farm to the Rader Family. Purchased for $35,000, the property included 230.6 acres and all farm equipment (Botetourt County Deed Book 99:189). Karl was a great grandson of George W. Rader through his mother's side. Karl's mother was Ada Roberta "Bert" Rader, daughter of William Rowland Rader, who was a son of George W. Rader. Karl's father was John Gideon Rader, son of Simon Peter Rader, who was a son of Samuel Rader, mason and younger brother of George Washington. John Gideon Rader and Bert Rader were second cousins since their grandfathers were brothers (Botetourt County Heritage Book Committee 2001:194).

In 1978, Jack Rader purchased the 230.6-acre property from his parents, Karl and Lucille (Botetourt County Deed Book 224:469). Karl continued to farm the property into the 1980s; in 1989 he passed away at the age of 89. Lucille lived until 2006, passing away only two weeks prior to her 104th birthday. Jack farmed the property with his father, but lived down the road with his wife, Gale, and their five children. Several outbuildings were constructed during his ownership of the farm, including storage and equipment sheds, a silo and feeding shed, and a pole barn. Jack, who still owns and operates the farm today, extensively renovated the house in 2008. It is used today as a guest house and for Rader family functions.

The house's architectural integrity and physical characteristics now encapsulates a century of construction methods and technology as practiced by rural farming families in Botetourt County. The original, V-notched, hewn log section with a single living area on the first floor and sleeping loft above it is reflective of the vernacular construction practices of the early nineteenth century as well as the relative economic and social standing of the Rader family at the time. That their fortunes improved within just a decade is demonstrated by the ca. 1830 frame hyphen and brick two-story section. The brick was a more substantial and expensive material, and the façade portion used Flemish bond, which required considerable skill; both were meant to convey a sense

of social and economic status. The family's choice of the popular I-house form in the design of their dwelling's expansion further conveys this status.

The Rader family continued farming through the nineteenth century, and even kept the family farmstead intact through the disruptive years of the Civil War and the decades of economic hardship that followed. It is not known why the farm decreased from 300 acres in 1860 to 210 in 1880, but by the end of the century, the farm encompassed 260 acres. Improvements such as the harness repair shop, granary, and corn crib represented not only an ability to continue investing in the family's farming operation, but adaptation to changing agricultural practices. This trend continued through the end of the property's period of significance. By 1930, the family appears to have transitioned to raising cattle in concert with a larger trend across Botetourt County toward dairy farming. Their continued success at farming was evidenced by their ability to invest in another expansion to the dwelling that included modern plumbing and kitchen conveniences.

The property today retains integrity of location, setting, design, workmanship, materials, feeling, and association that together convey its architectural significance as an evolved farmstead that has endured for almost two centuries of continual operation.

9. Major Bibliographical References

Bibliography (Cite the books, articles, and other sources used in preparing this form.)

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---. 1930. "Population Schedule." Amsterdam Magisterial District, Botetourt County, Virginia. Fifteenth Census of the United States. Accessed via Ancestry.com at <www.ancestry.com> on 25 Dec. 2013.

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: Virginia Department of Historic Resources, Richmond, Virginia

Historic Resources Survey Number (if assigned): DHR No. 011-0058

10. Geographical Data

Acreage of Property 120

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: 37.454568 Longitude: -79.829459

2. Latitude: 37.449745 Longitude: -79.826094

3. Latitude: 37.446442 Longitude: -79.831934

4. Latitude: 37.446484 Longitude: -79.832463

5. Latitude: 37.447627 Longitude: -79.834506

6. Latitude: 37.449272 Longitude: -79.836245

7. Latitude: 37.449853 Longitude: -79.835475

8. Latitude: 37.450269 Longitude: -79.836831

Or
UTM References
Datum (indicated on USGS map):

☐ NAD 1927 or ☐ NAD 1983

1. Zone: Easting: Northing:

2. Zone: Easting: Northing:

3. Zone: Easting: Northing:

4. Zone: Easting : Northing:

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

The National Register boundary for the George Washington Rader House encompasses approximately 120 acres and follows parcel boundaries and tree lines as shown on the attached maps. Starting at the northeastern corner of the parcel boundary on Lee Highway, the National Register boundary follows the parcel boundary approximately 1,860 feet southeast to a small creek bed near the southeastern corner of the property. The boundary then turns southwestward and travels approximately 2,700 feet along the creek bed and tree line to the southwest corner of the parcel, where a fence along the parcel boundary extends north. The boundary follows the fence line approximately 1,130 feet before pivoting westward and extending approximately 580 feet to the edge of a small wooded patch along Nace Road. The boundary pivots northward and travels 820 feet along the tree line. The National Register boundary then follows the parcel boundary as it pivots east-northeastward and extends 315 feet, then turns north-northwestward and extends 385 feet to meet with Lee

Highway. Lastly, the boundary follows the southern shoulder of Lee Highway for approximately 2,400 feet to meet with the beginning point.

Boundary Justification (Explain why the boundaries were selected.)

The National Register boundary for the George Washington Rader House includes all the known historic resources and a majority of the remaining agricultural land surrounding the farmstead, which was associated with George Washington Rader during the period of significance. The setting provides a valuable context for understanding the scale of the farm and the significance of the house and contributing agricultural buildings.

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11. Form Prepared By

name/title: Lindsey Allen
organization: Johnson, Mirmiran & Thompson
street & number: 1600 Market Street
city or town: Philadelphia state: PA zip code: 19103
e-mail: lallen@jmt.com
telephone: 267-256-0300
date: January 2014

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

Name of Property: George Washington Rader House

City or Vicinity: Fincastle

County: Botetourt State: VA

Photographer: Lindsey Allen

Date Photographed: December 9, 2013

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

1 of 33. Facing south, main, elevation of the George Washington Rader House

2 of 33. Facing west, elevation of the George Washington Rader House.

3 of 33. Facing north, rear, elevation of the George Washington Rader House.

4 of 33. Facing east, west elevation of the George Washington Rader House.

5 of 33. Interior of log section, first floor, facing east.

6 of 33. Interior of log section, second floor, facing northwest.

7 of 33. Interior of log section, second floor, facing west.

8 of 33. Interior of log section, attic, facing east.

9 of 33. Interior of frame hyphen, first floor, facing southwest.

10 of 33. Interior of frame hyphen, second floor, facing east.

11 of 33. Interior of brick section, first floor, facing west.

12 of 33. Interior of brick section, first floor, facing southeast.

13 of 33. Interior of brick section, second floor, facing west.

14 of 33. Interior of brick section, second floor, facing northwest.

15 of 33. Interior of rear addition, facing west.

16 of 33. Interior of eastern addition, facing south.

17 of 33. Root cellar, facing southeast.

18 of 33. Springhouse, facing northeast.

19 of 33. Wood shop and smokehouse, facing southwest.

20 of 33. Barn, facing south-southeast.

21 of 33. Barn, facing northeast.

22 of 33. Harness repair shop, facing east-northeast.

23 of 33. Granary, facing north.

24 of 33. Corn crib, facing south.

25 of 33. Garage, facing east.

26 of 33. Shed two, facing west.

27 of 33. Shed three, facing east.

28 of 33. Equipment shed, facing east.

29 of 33. Feeding shed and silo, facing south.

30 of 33. Equipment shed and shop, facing southwest.

31 of 33. Arched bale storage shed and pole barn, facing south-southeast.

32 of 33. Overview of the George Washington Rader House from Lee Highway, facing south-southeast.

33 of 33. Overview of the agricultural outbuildings from near the George Washington Rader House, facing south-southeast.

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.

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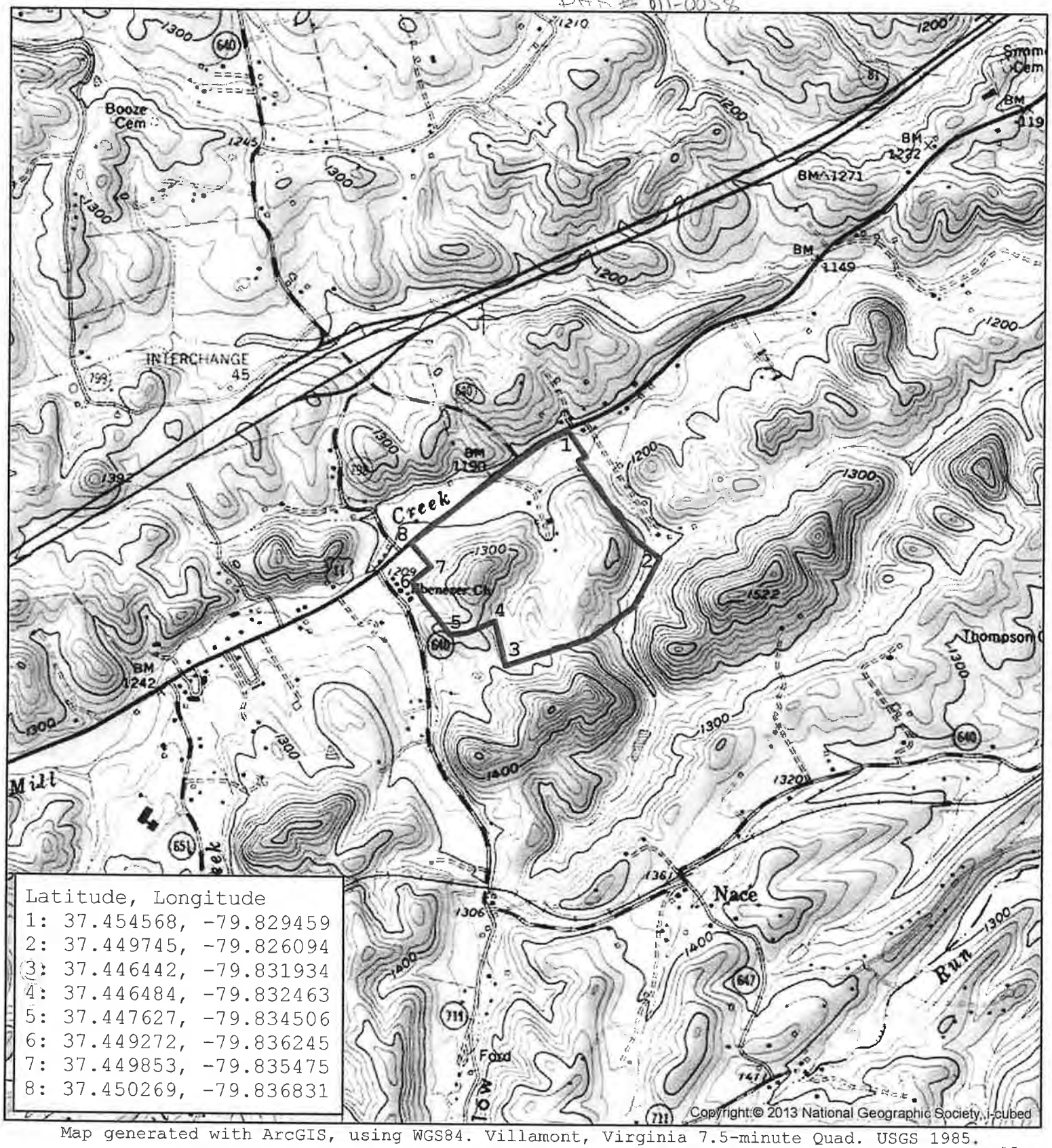
Engineering A Brighter Future®

RESOURCE LOCATION MAP

George Washington Rader House
Fincastle, Botetourt County, Virginia
DHR # 011-0058



Map generated with ArcGIS, using WGS84. Villamont, Virginia 7.5-minute Quad. USGS 1985.

Legend

National Register Boundary

Scale

Miles
0 0.375 0.75

N

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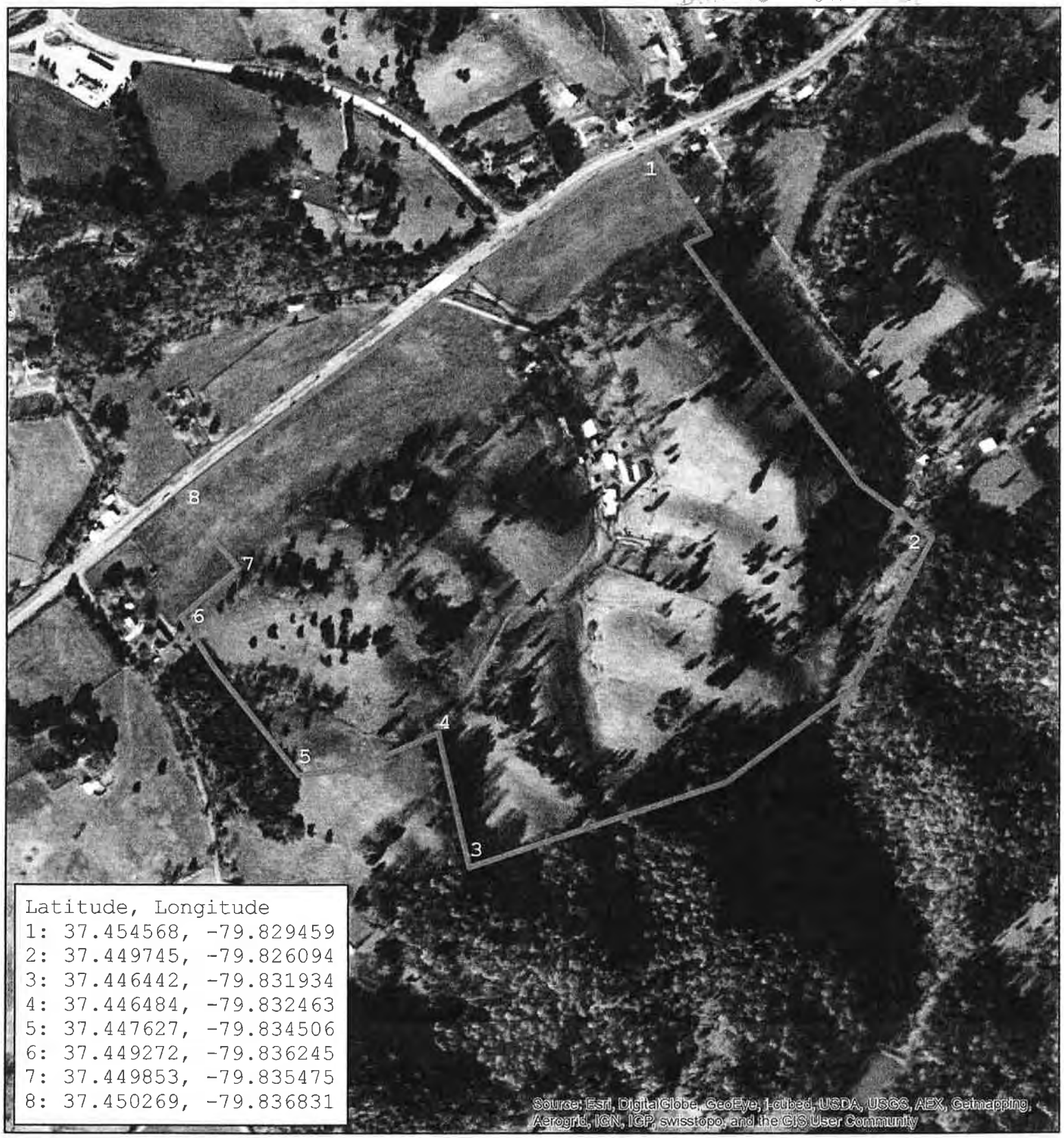
RESOURCE LOCATION MAP

George Washington Rader House
Fincastle, Botetourt County, Virginia



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3:	37.446442, -79.831934
4:	37.446484, -79.832463
5:	37.447627, -79.834506
6:	37.449272, -79.836245
7:	37.449853, -79.835475
8:	37.450269, -79.836831

Map generated with ArcGIS, using WGS84

Legend

National Register Boundary

Scale

0 0.125 0.25 Miles

N

GEORGE WASHINGTON RADER HOUSE

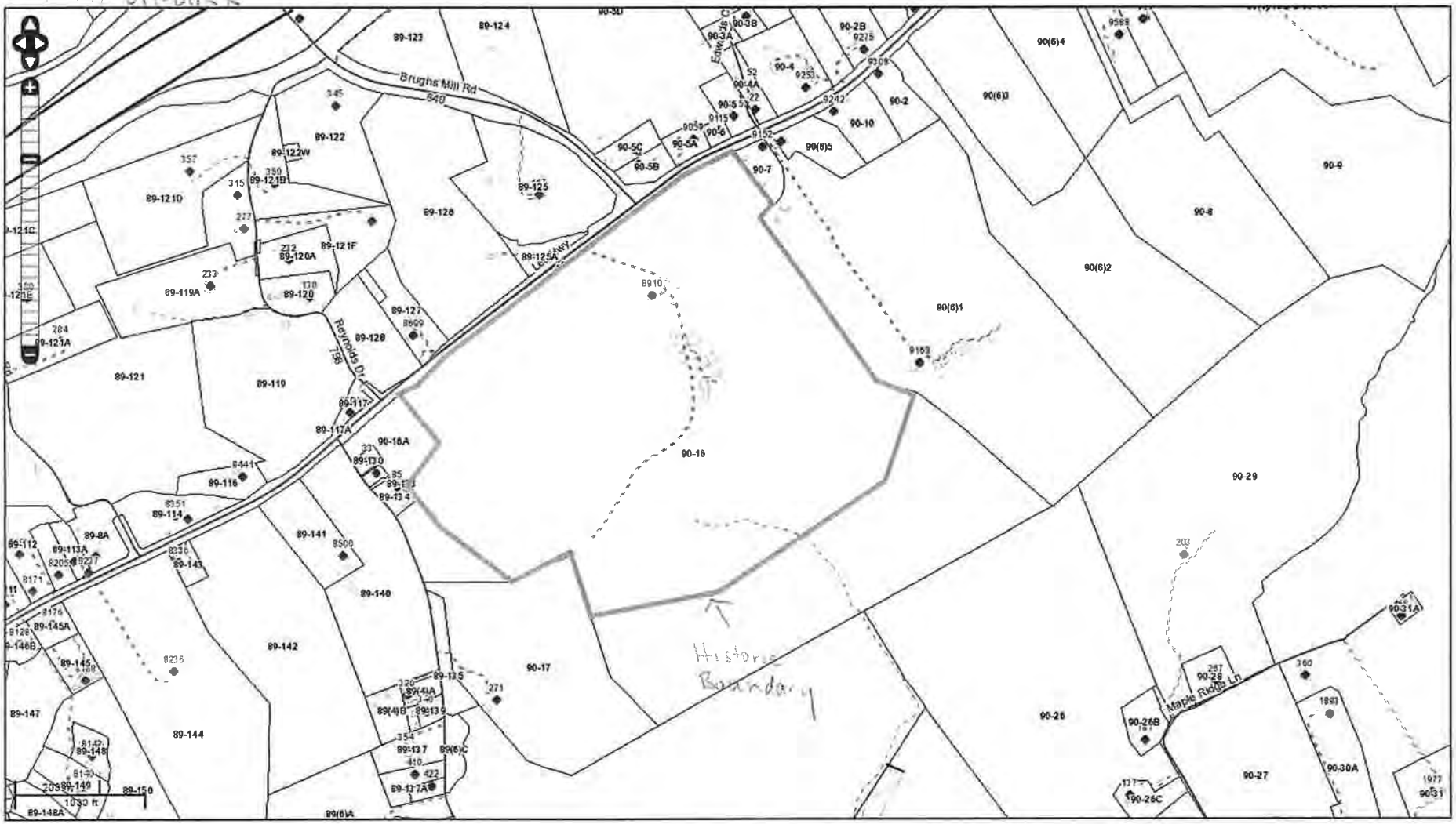
Botetourt County, VA

LEGAL NOTIFICATION FORM

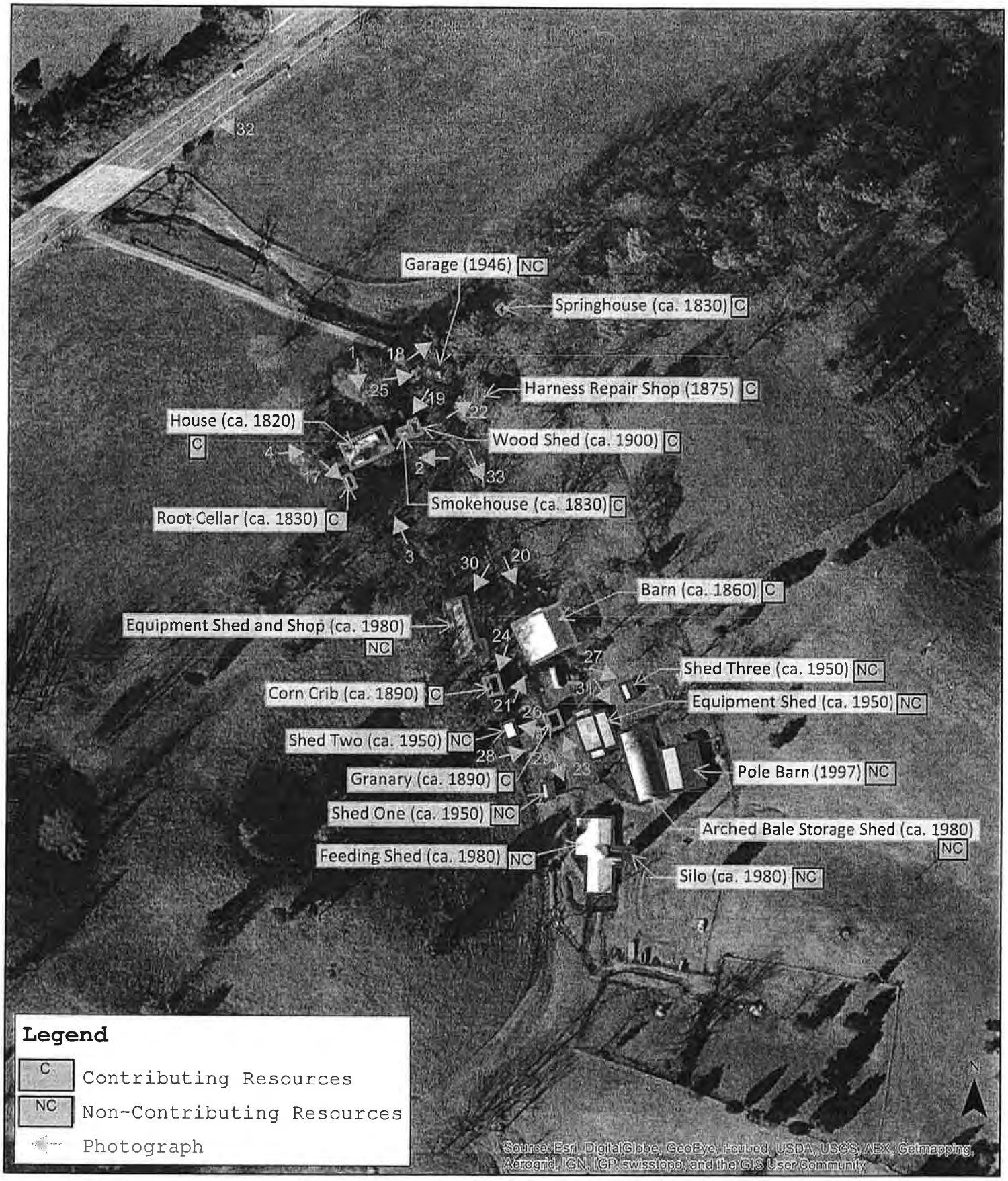
Tax Parcel Map #90-16

Source: http://www.botetourt.interactivegis.com/

DHR # 011-0058



National Register Boundary



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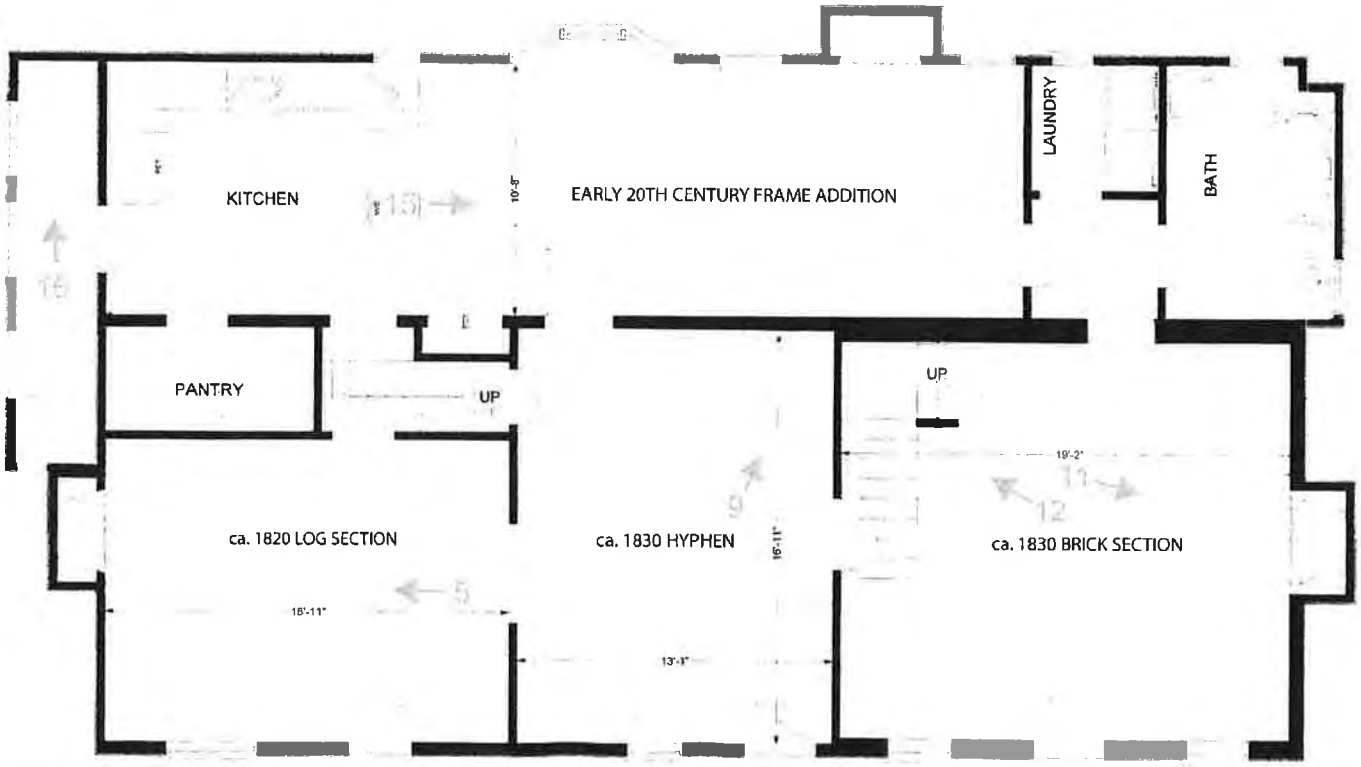
SITE MAP AND PHOTOGRAPH LOCATION KEY

George Washington Rader House

DHR #011-0058



FIRST LEVEL FLOOR PLAN

SECOND LEVEL FLOOR PLAN

N

Initial drawings on file at Virginia Department of Historic Resources, June 2007.
Edited by Lindsey Allen, JMT, January 2014. Drawings not to scale.

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SKETCH PLAN AND PHOTOGRAPH LOCATION KEY

George Washington Rader House

VELKOMMEN