

**Dallas Landmark Commission  
Landmark Nomination Form**

**1. Name**

*historic:* Everard Sharrock Jr. Farmstead  
*and/or common:* Sharrock / Niblo (Future) Park  
*date:* c. 1847

**2. Location**

*address:* 6900 Grady Niblo Road  
*location/neighborhood:* Grady Niblo Estates  
  
*block:* A/8712      *lot:* 54, partial      *land survey:* E. Sharrock Survey, Abstract 1314

**3. Current Zoning**

*current zoning:* PD 701

**4. Classification**

<b>Category</b>	<b>Ownership</b>	<b>Status</b>	<b>Present Use</b>	<u>    </u> museum
<u>  </u> <i>district</i>	<u>  </u> <i>public</i>	<u>    </u> <i>occupied</i>	<u>    </u> <i>agricultural</i>	<u>    </u> <i>park</i>
<u>    </u> <i>building(s)</i>	<u>    </u> <i>private</i>	<u>  </u> <i>unoccupied</i>	<u>    </u> <i>commercial</i>	<u>    </u> <i>residence</i>
<u>    </u> <i>structure</i>	<u>    </u> <i>both</i>	<u>    </u> <i>work in progress</i>	<u>    </u> <i>educational</i>	<u>    </u> <i>religious</i>
<u>    </u> <i>site</i>	<b>Public</b>	<b>Accessibility</b>	<u>    </u> <i>entertainment</i>	<u>    </u> <i>scientific</i>
<u>    </u> <i>object</i>	<b>Acquisition</b>	<u>  </u> <i>yes: restricted</i>	<u>    </u> <i>government</i>	<u>    </u> <i>transportation</i>
	<u>    </u> <i>in progress</i>	<u>    </u> <i>yes: unrestricted</i>	<u>    </u> <i>industrial</i>	<u>  </u> <i>other, specify</i>
	<u>    </u> <i>being considered</i>	<u>    </u> <i>no</i>	<u>    </u> <i>military</i>	<u>    </u> <i>Unoccupied; site of future park</i>

**5. Ownership**

*Current Owner:* City of Dallas, Park and Recreation Dept.  
*Contact:* Trent Williams, RA  
*Phone:* 214/670-1807  
*Address:* 1500 Marilla Street, 6BN City: Dallas State: TX Zip: 75201

**6. Form Preparation**

*Date:* August 21, 2012  
*Name & Title:* Marcel Quimby, FAIA  
*Organization:* Quimby McCoy Preservation Architecture, LLP  
*Contact:* Marcel Quimby, FAIA  
*Phone:* 214/977-9118



## 12. Physical Description

Condition, check one:

excellent  
 good  
 fair

deteriorated  
 ruins  
 unexposed

unaltered  
 altered

Check one:

original site  
 moved(date \_\_\_\_\_)

### Log Cabin – Physical Description



Log cabin with reinforcement, August 2007.



Stone chimney of Log cabin, August 2007

The one room, single-pen log cabin was constructed by Everard Sharrock Jr., for his wife Sarah Elizabeth and first child Amy Catherine; family history notes that Amy Catherine was born in this log cabin in October 1847. This cabin is constructed of hand-hewn square logs typical of north Texas prairie construction of the period; it is 15' x 16' and constructed of local materials – wood and stone from the site. The cabin faces south and remains on its original site; the logs remain exposed.

The foundation is assumed to be rock from the site but as the cabin has settled and a concrete floor was later added, the foundation is currently not visible nor accessible. The hand hewn square logs of the walls are 6" high and vary from 6" to 12" deep. These logs are V-notched and are typical of cabins constructed by Peters Colonists and by other early North Texas settlers. The gaps between the logs would have originally chinked - presumably with mud daubing with chinking (smaller wood or stone pieces wedged between the logs) but this was replaced with Portland cement based daubing in 1934 by Grady Niblo Sr. shortly after he purchased the site and its historic buildings.<sup>1</sup> No remains of this historic chinking have been found. Niblo also added concrete over the dirt floor at the same time.

The roof framing consists of half round rafters pegged at the ridge; the framing lacks a ridgepole or beam. 1 inch x 5 inch wood batten are nailed to the rafters and are replacements for what may have been similar battens used to support a wood shingle roof. The original wood shingle roof

<sup>1</sup> Domeier, Doug 'Log cabin, barn built around 1850 still stand on Dallas County farm', Dallas Morning News; November 15, 1975.

has been removed and replaced with a corrugated metal roof. This metal roof is showing signs of deterioration and has been pulled up at the northwest corner of the cabin; building paper currently covers ¼ of the north façade. At the interior, plank boards have been added on top of horizontal logs at the ceiling line (for bracing); these boards were milled and were thought to have been added at a later date to create an attic floor for storage.

The dry-stacked chimney is constructed of cream colored limestone (ledge stone), cut flat and perpendicular to the bedding plane without visible mortar. It is thought that the limestone was taken from the adjacent escarpment face. Irregular lengths of rectangular stones cut from 2 inches to 5 inches thick form the chimney with noticeably larger blocks used at the corners. The chimney tapers to the top, with the upper two feet of stone a poorly laid, later repair. Dry stack stone chimneys during this era were common due to the lack of professional masons (or settlers with such experience) and preliminary research supports this.<sup>2</sup> Cement-based mortar was added to the joints of the stone by Grady Niblo Sr., when he first purchased the site,<sup>3</sup> and has also been used as a parging material over the front of the fireplace. A log lintel supports the masonry chimney above and it is obviously deflected.

The separation between the log construction and the stone chimney is filled in with cement based mortar which is no longer bonded to the wood and hence, a gap varying from less than an inch at the top to as much as six inches just above the fireplace, exists. The gap narrows near the top of the chimney because the chimney is leaning toward the log wall. The chimney is disengaged from the log construction (as is typical for log house construction in Texas; Jordan p 99); the fireplace is fully engaged with the chimney and is separated from the log construction by approximately 3 inches. The log lintel supporting the stone chimney above the fireplace opening is visible from the exterior and an interior log lintel can be found over the fireplace opening.

The cabin has exterior door openings at the north and south facades but only the south door opening are in their original condition; the north door and adjacent window are later modifications and it is not known if there was a door at this location originally. Electricity has been added to the cabin with a bare light bulb mounted to the ceiling framing; there is no electricity to the building so this light fixture no longer works.

Internal and exterior bracing of the cabin has been performed by the City of Dallas; a canvas tarp has been placed over the roof in an effort to shed the rain and keep the building dry. The condition of the log cabin is considered 'fair.'



*Stone fireplace inside log cabin, February 2008.*

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<sup>2</sup> Dwayne Jones, preservation planner; November 2004.

<sup>3</sup> Domeier, Doug. *Log cabin, barn built around 1850 still stand on Dallas County farm*, Dallas Morning News. November 15, 1975.

## Log Barn – Physical Description

Although the exact date of construction of this log barn is not known, it is thought to date from the same time that Everard Sharrock built his log cabin and settled on this farmstead – c. 1847. The log barn is a double-pen structure with a center passage constructed of hand-hewn square logs with V-notched corners; it faces south towards the log cabin and is located approximately 200' north of the cabin. The log barn as originally constructed had five spaces – two large pens used to house farm animals with a center passage between each; two smaller enclosed cribs for storage of grain are located adjacent to each pen. These five spaces are covered with a gable roof; the roof was originally wood shingles or shakes but has since been replaced with corrugated metal panels. A lean-to shed was later added to the west side of the barn for use as a covered, exterior work area.



*Overall view of the log barn with lean-to at left, February 2008.*



*Log barn – details of crib with bois d'Arc piers, February 2008.*

The foundation of the two large pens is stacked white stones (limestone) that sit on the ground at the corners and perimeter of these pens; these stones are often stacked and support log sills which are approximately 6 inches above grade. The wall structure of the pens is hand-hewn square wood logs, V-notched at corners. Logs are typically 6 inches wide and between 5 inches and 11 inches deep, similar to those found at the log cabin. Greater variation in size and shape is found in the construction of the log barn than in the cabin. The barn did not originally have chinking and daubing but was of 'open' construction. The floor within the two pens and passage is dirt. The north end of the center passage is closed while the south end remains open with a later metal gate; earlier photographs (c. 1973) of this south opening by William Thomas Odum show a wood gate at this opening.

A unique feature of the barn are two original 'crib doors' in the upper portion of the walls between the passage and the pens; these crib doors are slatted with the top rail inserted into wood hinges; the door is mortise and tenon joinery and still is operational. This crib door was used to place hay into the animal pens or when used for hay or grain storage, to place hay from the back of a wagon into the pen.

The roof framing includes a combination of hand-hewn 4 inch wood beams at the upper portions of the wall which support round logs at roof joists with 1 x 3 wood battens; the larger joists and beams are mortise and tenon joinery. The roof was originally wood shingles but has been replaced by corrugated metal panels; it appears to be approximately 6/12 pitch.

The west wall of the western pen has partially collapsed; this has been shored up as part of a recent stabilization effort.

The adjoining grain storage 'cribs' are supported on bois d'Arc piers; while many of these wood piers are intact, others are in poor condition and several are missing. The structure of these cribs is raised, (to prevent access by animals and rodents) with heavy perimeter beam supporting vertical timber construction with diagonal bracing at the corners with plank boards lining the interior face – at floors, walls and ceiling; the structure is mortise and tenon joints. The boards are tightly fitted to one another to contain the grain and to also prevent access by animals; the only access into these two cribs are by a small door (less than 2' wide by 3' high) from the passage; the grain was removed by a small slot in the wall at the exterior of the building. This type of construction is a variation of 'fachwerk' – a tradition that dates from the early wood building traditions of medieval Europe and is commonly found in the homes and structures in Texas' hill country – brought by German settlers to Texas. This type of construction would have been known to settlers to Texas as it provided a secure place to store grain and crops. Large, long beams extend from the outside corner of the open pens and continue over these enclosed cribs – thus enframing these rooms as part of the larger and original barn.

A later lean-to shed, also built of log, has been constructed on the west side of the barn; this has partially collapsed.



*Crib door in upper wall of log barn, May 2008.*



*Log barn foundation at crib, February 2008.*

## Plank Barn – Physical Description

The smaller plank barn is thought to date from the late 1800s or early 1900s; the exact date of construction and who constructed this are not known. When first observed in late 2004, a porch at the east façade remained in place while the roof of another porch on the north façade was lying on the ground. The barn was in poor condition when first observed.

Photographs taken in March of 1973 by William Thomas Odum show this original L-shaped porch at the east and north façades. Mr. Odum also observed a series of painted figures and buildings on the east façade – these were approximately 5” in height and in poor condition at that time; it is not known who painted these or when. These figures had disappeared by 2005 and no longer exist.



*Plank barn, March 1973, shows barn's appearance prior to collapse.  
Photo by ARCHITECT WILLIAM THOMAS ODUM*



*(Grady Nibbs Barn - Painted military?) figure approx. 5" tall, probably done in late 19th Century*



*(Grady Nibbs Barn - Painted panel of church, about 5" tall, probably done in late 19th C. by an itinerant*

*Figures of man in red uniform and sketch of church from east (front) side of plank barn, March 1973. Unfortunately these figures no longer exist on wood wall.*

*Photo: ARCHITECT WILLIAM THOMAS ODUM*

This barn was in very poor structural condition and due to removal of adjacent trees (which provided structural support) the east façade porch, roof, west wall and south corner of the building barn collapsed during a storm in May 2007 (see photo below).



*Plank barn, 2005.*



*Plank barn, February 2008*

A foundation of small flat stones support 6" to 8" in diameter log sleepers (or beams) that supported rough milled 2" x 6" wood floor joists. Most of these beams sat directly on grade with the floor joists only a few inches above grade, and many of the beams had deteriorated in place. The floor boards were 9" x 3/4" in size; much of the floor had deteriorated when this barn was first visited in late 2004. Walls were 2 x 4 milled wood, 24 inches on center with horizontal 1" planks nailed to the interior surface, leaving the wood studs exposed to the exterior; the ends of the planks overlapped at the outside corners. A large porch with metal corrugated roofing supported by rough hand-hewn timbers was attached to the east and north façades; the north porch was no longer in place by 2005.

The roof framing consists of 2 x 4 milled rafters with sleepers for the wood shingle roof. The barn was largely without a roof although areas of corrugated metal panels (with some areas of remaining wood shingles) remained on the building prior to its collapse.

### **Root Cellar – Physical Description**

The root cellar was dug into the sloping limestone escarpment some 20 feet west of the log cabin. It is believed to be constructed around the same time as the log cabin (c. 1847) to provide a place for food storage at a low temperature and steady humidity.

The cellar is approximately 9 feet by 10 feet and the finished floor level was about 6 feet below the adjacent grade. The walls of the cellar were hand cut out of the limestone and had a dirt floor; areas of these limestone walls are still visible. Hand-hewn logs spanned the opening and sat on the edges of the exposed limestone walls; these logs supported smaller wood framing that in turn supported mounded dirt that formed the roof of this cellar. This dirt was 12 to 18 inches higher than the adjacent ground which provided insulation and drainage away from the cellar; this dirt mound is approximately 20 feet in diameter.



A straight-run stair with hinged door connected the yard adjacent to the log cabin with the cellar floor and the remains of a metal door remain although the original door would have been wood planks.



*Root Cellar, December 2006.*



*Root Cellar, December 2006.*



*Root Cellar, Geo-Marine Inc., February 2010.*

The white limestone escarpment forms the floor and walls of the rectangular root cellar. The steps with steep risers (over 12”) are also hand carved from the limestone.

Rock and earth were piled over the wood forming a dirt mound approximately 20 feet square. Most of this roof has collapsed, making the cellar inaccessible for safety reasons.

### **Hand Dug Well – Physical Description**

The well, believed to be constructed around the same time as the log cabin (c. 1847), is situated some 40 feet due west of the log cabin and due north of the later farm house. The original hand dug well shaft is about 5’ in diameter and extends through limestone for approximately 12’ feet, then opens out to a larger volume for a total depth of about 25 feet. Standing water remains in the

well, suggesting it is situated above a local spring that after 150 years still remains active. When measured on several occasions, the water level has been 13' to 15' below grade.

The lowest level of construction at the well curb (wall) at grade is dry-stack stones placed on bedrock. A single wythe brick wall extends above this for several feet; due to the fragility of this brick wall, a plywood cover has recently been placed on the top of this wall.

It is assumed that the original above-grade wall of the well was also dry-stack local stones. The means of obtaining water could have originally been by hand or pulley system.

Adjacent to the well is a later concrete box containing an electric pump; this water source was used for many years, serving the adjacent farm house. Modern piping connects the well with the concrete pump trough and the farm house.



*Well, December 2006.*



*Well, December 2006.*



*Well, December 2006.*

### **Chicken Coop - Physical Description**

The chicken coop is located the north-west of the log barn and measures approximately 40 feet by seventeen feet; it appears to have been constructed of salvage materials including round creosote impregnated poles (similar to telephone poles), square (milled) poles, and a variety of metal sheets, used for cladding of walls. Boxes for chickens are located within this open air structure. Wire mesh ('chicken wire') is located at the exterior wall openings and other locations within the structure.



*Chicken coop, June 2007.*

### **Farm House – Physical Description**

Located to the west of the historic log cabin, this rectangular farmhouse is sited near the edge of the escarpment with a steep slope just to its west. This one-story 3-room house is approximately 40' in length with the living room of 18' in width and a bedroom and bath area of 25' in width; a recessed porch (facing the log cabin) extends along the front of the house adjacent to the living room. A small linear rear addition accommodates a kitchen.

The date of construction of the house is not known but is assumed to date from the late 1890s or early 1900s. The house is constructed of wood beams that sit on stone piers with wood joists over a minimal crawl space. Walls are constructed of rough-hewn vertical cedar posts of 5" to 8" in diameter that support the roof structure; the roof joists are also rough-hewn cedar posts. Diagonal bracing of rough-hewn cedar posts are located at the exterior corners; this is often found at homes of similar construction.<sup>4</sup> According to William Thomas Odum, architect for improvements at this house for Grady Niblo Jr. and his wife Barbara, the exterior siding was single-wall of approximately 1" x 12" vertical boards; the interior partitions are also single-wall construction.<sup>5</sup>

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<sup>4</sup> The original Caruth log cabin in Dallas (c. 1850s) is also constructed of vertical rough-hewn construction with diagonal bracing.

<sup>5</sup> Odum, William Thomas, unpublished material dated July 22, 2012 and conversation with Odum, Trent Williams and Marcel Quimby, July 20, 2012.

A stone chimney is located at the north wall of the house (facing the living area); it is not known if this chimney is original to the house or not. These stones used in the chimney are dressed limestone – which is unusual for a small farmhouse that sits on an escarpment with available stone nearby – and these are assumed to have been re-used from another building or site elsewhere and brought to this site. These chimney stones have historic graffiti on them – names (some with dates) of the previous owners – including ‘MR Willie Myers 1905 (Myers family lived on property to the north)’, ‘Horrace Parker 1905’, ‘EM Hale’, ‘John Pelt 1893’ (upside down) and ‘J W Cannady’. Some names are upright while others are upside-down, indicating some names were carved when the stones were in a different location and direction, and later moved to the chimney where additional names were added. The three stones with a date of 1905 (Willie Myers, Horrace Parker, and GH) are assumed to have been carved when the stones were in their final location at this chimney. Based on these dates, it is possible that this house may pre-date 1905 but the stone chimney was added at that time or it is possible that the house and chimney were constructed in 1905 by B. P. Hale who owned the land from 1894 – 1909.

During the time the land was owned by Grady Niblo Sr., it was leased for farming and the house occupied by the tenant farmers. Originally clad in wood siding, the house was later clad with asphalt shingles that imitated brick with composition roofing; this was commonly used in the 1940s thru the 1960s.

In April 1976, due to its poor condition, the house’s stone chimney was disassembled and the stones numbered and stored. The stone chimney was re-built with the stones re-installed in their original locations. William Odum was the architect for this work and documented these stones and their graffiti.<sup>6</sup>

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<sup>6</sup> Odum, William Thomas, unpublished material, dated July 22, 2012, included photographs and sketches of these stones and graffiti.



*Niblo Chimney dressed limestone block #43, in situ, Feb. 20, 1976  
Overlay tracing with enhanced rendering of incised graffiti*

*Farmhouse, north façade showing dressed stone chimney and detail of dressed stone with graffiti in 1976.  
Note name 'E M Hale' – was the property owner of site from 1894 - 1909. These stones with graffiti are no longer at chimney.*

*Photo: ARCHITECT WILLIAM THOMAS ODUM*

In November 1979, fire destroyed a portion of the north wall, including the limestone chimney. A pre-fabricated metal fireplace with metal flue was installed and the chimney rebuilt in brick. These dressed stones were removed at that time and their condition and location are not known.

Improvements were made to the house in 1980 in preparation for occupancy by Grady Niblo Jr. and wife Barbara. This work included the installation of insulation at the exterior walls and application of drywall on the interior wall surfaces, installed new Pella windows, new doors, removed the ceiling in the living room and exposing the rough-hewn cedar roof joists, crated a usable loft space above the bedroom, insulating the roof, added skylights, update the kitchen and bathroom, repair the existing pine flooring, new electrical, mechanical and plumbing work and install horizontal wood siding at the exterior and new composition roof. William Thomas Odum was also the architect for this work. The contractor was Charles Truesdall of Dallas.



*Farmhouse, east façade (facing log cabin), 200.9*

### **13. Historical Significance**

*Statement of historical and cultural significance. Include: cultural influences, special events and important personages, influences on neighborhood, on the city, etc.*

The site of these historic structures was originally owned by Everard Sharrock Jr. and most recently associated with Dr. Grady Niblo Jr. and has a long history of documented ownership dating from the Peters Colony settlement. The historic structures remaining today include a mid-nineteenth century log cabin and log barn, a newer plank barn, a tin chicken coop, and a farmhouse that is thought to date from the 1890s or early 1900s.<sup>7</sup> Also in the vicinity of these buildings, a root cellar and well comprise the features of this historic property.

John Neely Bryan settled on the banks of the Trinity River in 1841 in what was then the Republic of Texas, in the environs of the modern city of Dallas.<sup>8</sup> His presence in the area led to the beginning of the small settlement of Dallas which would become a commercial hub for Dallas, Dallas County and the surrounding region.

#### ***Peters Colony***

In the tradition of the Midwest, “colonies” for settlement were established in the Republic of Texas to attract families to immigrate and populate to the Republic. The Peters Colony refers to the empressio land grant made in 1841 with William Smalling Peters (an Englishman living in Pittsburgh, Pennsylvania but located his company in Louisville, Kentucky), his partners and the Republic to colonize a significant area of North Texas. The Peters Colony extended over 16,000 square miles in five North Texas counties, including land that would become Dallas County and was the south-easternmost portion of the colony. Colonists were provided with land allotments of 640 acres to families and 320 acres to single men with requirements that they must reside on and improve the land.<sup>9</sup> The first settlers in the Peters Colony arrived in North Texas in early 1842 and settlement continued until 1848 when the colony’s contract (then with the State of Texas) expired. The Federal Census for Dallas County in 1850 included 395 Peters Colony settlers out of a county population of 2,370.

#### ***Everard Sharrock Sr. and Sharrock Family***

Everard Sharrock Sr., was the son of James Sharrock (b. 1750), a Liverpool-born English college educated man who as a ganged soldier turned American revolutionary, served from 1778-1781 with the Westchester County Militia of the Continental Army.<sup>10</sup> James became a Methodist Minister and with his wife, Jane Everard, is known to have settled in Peekskill, New York until 1803 when the family, with eight children, moved to Guernsey County, Ohio – the year Ohio gained statehood.<sup>11</sup> Everard Sr. was born in New York City about 1790 and married Amy Stevens in 1813; they had nine children. Sharrock family history describes Everard Sr. as having ‘a roving disposition’ and in 1832 the family moved to Flat Branch, a small community near Tower Hill in Christian County, Illinois.<sup>12</sup>

In the mid 1840s, Texas was in governmental flux. By 1845, the Republic of Texas was in

<sup>7</sup> The larger farmhouse was most recently inhabited by Barbara Cowling Niblo.

<sup>8</sup> Brown, John Henry. *History of Dallas County, Texas: From 1837-1887* (Dallas: Milligan, Cornett & Farnham, Printers, 1887): 12.

<sup>9</sup> *Ibid.*

<sup>10</sup> Eiler, Homer. *Our Ancestors: A Record of these Families: Sharrock, Everard, Stevens* Grenola, Kansas: James S. Dancy, Printer, 1929, 3.

<sup>11</sup> *Ibid.*, 5

<sup>12</sup> *Ibid.*

discussion with the United States about admission to the union. This was formalized effective December 29, 1845, when Texas became a state of the United States. The state of Texas then modified several counties which had been established by the Republic and on March 30, 1846, Robertson County was divided into several smaller counties – including Dallas County.

Everard Sharrock Sr. and his family moved to what would become Dallas County, State of Texas in 1846 with the Peters Colony; this family move appears to have arrived in two groups: James Sharrock, the eldest son of Everard Sr., arrived in 1845 and is listed in Robertson County's Tax Assessment of 1845 as owning two cattle but with no note of owning land. It is assumed his early arrival was to prepare for the arrival of the remainder of the family. James soon became a Constable for Dallas County in July 1846, and served for two years.<sup>13</sup>

The larger family group left Illinois following the February 28, 1846 marriage of daughter Amy Ann to Jephtha May; May family history notes that 'within six weeks of the marriage he (Jephtha) moved to Dallas, Texas' presumably with his in-laws.<sup>14, 15</sup> The group included Everard Sharrock Sr., wife Amy, sons Everard Jr. and George, daughters Amy and husband Jephtha May, Jane Sharrock Noyer and husband Peter Noyer, Rachel Sharrock Bell and husband John Robertson Bell.<sup>16</sup> Another daughter Phoebe Sharrock and her husband George Alvey followed the family to Texas soon thereafter.<sup>17</sup> Upon arrival in Dallas County, assumed to be in the summer of 1846, Everard Sr., James, Jephtha May, John Bell, Peter Noyer and George Alvey received 640 acres each from the Peters Colony as head of households while Everard Jr. and George received 320 acres each as single males. These land grants were located near each another and all were on flat land to the east of the crest of the 'Cedar Bluff'.

#### ***Everard Sharrock Jr.***

Everard Sharrock Jr. was born in Richland County, Ohio in 1826 and was the sixth child of Everard Sr. and Amy Stevens Sharrock.<sup>18</sup> Upon Everard Jr.'s arrival in Dallas County as an unmarried male, he received 320 acres - the east 320 acres of Abstract 1314.<sup>19</sup> This tract of land is flat and is near the edge of what was referred to as 'Cedar Bluff' (the White Rock escarpment). The 1846 Dallas County Tax Assessment notes Everard Jr. owned 320 acres of land; it is presumed that at the time of this assessment he was single and living on the first 320 acres. This assessment makes no reference to a structure but he could have had a temporary structure or have lived with his parents or other family members on their nearby property.

Everard Jr. married Sarah Elizabeth Robbins, from Illinois, in 1846 or possibly in early 1847 – the date of their marriage in Dallas County is unknown. It is not known if they had met in Illinois or in Dallas County following separate moves to the county with their families.<sup>20, 21</sup>

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<sup>13</sup> Brown, History of Dallas County, Texas: From 1837 – 1887.

<sup>14</sup> *Ibid.*, 24.

<sup>15</sup> Eiler, Homer May-Hanson-Pollard-Philips Families Grenola, Kansas, as referenced by Larry Kuttler who noted that the Sharrock family move to Texas occurred following this wedding; email to Frances James, October 27, 1999.

<sup>16</sup> Eiler, Our Ancestors: A Record of these Families: Sharrock, Everard, Stevens (Grenola, Kansas: James S. Dancy, Printer, 1929),

<sup>17</sup> *Ibid.*, 23.

<sup>18</sup> *Ibid.*, 23.

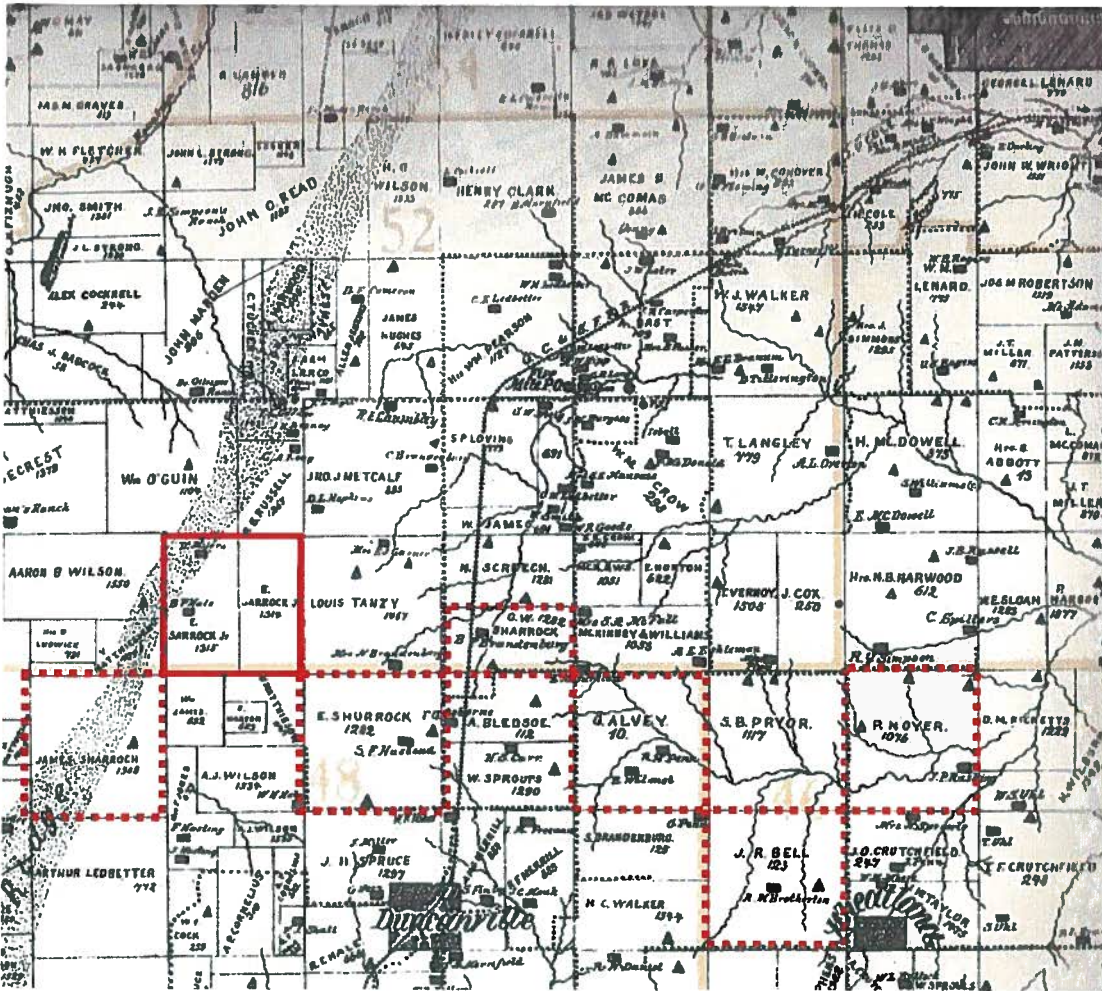
<sup>19</sup> Dallas County Survey Records 1840-1900, Dallas Public Library, Roll 4, Book B, p. 175. Also Refer to "General Index to Surveyor's Records, Dallas County, Texas" p. 105.

<sup>20</sup> 1850 US Census, Dallas County.

<sup>21</sup> Eiler, Homer Our Ancestors. A Record of These Families: Sharrock - Everard - Stevens; Grenola, Kansas, 1929; p. 23.



With his marriage and change in status as head of household, Everard Jr. received an additional 320 acres (the western 320 acres of Abstract 1314); this additional land was located to the west of his first grant and is situated at the crest of Cedar Bluff. It is assumed Everard Jr. and Sarah received this land in 1847 as this property was not included in the 1846 Dallas County Tax Assessment.



"Sam Street's Map of Dallas County, Texas," Library of Congress, Geography and Maps Division. Everard Sharrock Jr.'s 640 acres shown with solid red outline; property of other family members shown in dashed red outline include his father Everard Sr., brothers James and George; brothers-in-law George Alvey, J. R. Bell and R. Noyer.

Colonists were required to provide and live in a permanent dwelling for three years as well as work the land to receive permanent ownership. According to family history, Everard Jr. built a small log cabin on the subject site and his first child Amy Catherine was born in this cabin October 27, 1847 – dating the cabin between early 1847 and the date of his daughters' birth in October 1847.<sup>22</sup> As the subject log cabin is the only log cabin at the site, this is thought to be the cabin constructed by Everard Sharrock Jr. during that time frame.

<sup>22</sup> Correspondence from Chris Love (great grand-daughter of Everard Sharrock Jr.) to Marcel Quimby, July 14, 2011.

This cabin and other historic structures are located at this western acreage, near the edge of the bluff, and take advantage of south-western and southern breezes during the summer as well as providing view to the west. The log barn is of similar construction and it appears to date from this timeframe, as do the well and root cellar.

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Everard Jr. and Sarah had three children while living at the subject site – the second child George Alvey was born October 24, 1849 and third child Charles Augustus in 1850.<sup>23, 24</sup> The first US Census for the new State of Texas in 1850 counted 2,473 residents in Dallas County and noted that 395 were Peters Colonists. This census included Everard Sharrock Sr., Jr. and wife Sarah, children Amy Catherine and George Alvey as well as family member Everard Sr., brothers George, James, and David Sharrock.

Everard Sr.'s wife Amy Stevens Sharrock died in 1848, and was buried in Five Mile Cemetery in Dallas County; Everard Sr. returned to Illinois several years later.<sup>25</sup> In 1849 several of the Sharrock men in Texas and Tower Hill, Illinois traveled to California in pursuit of the riches promised by the California Gold Rush; there are no records of who made this trip but it is known that son John Sharrock from Illinois did so.<sup>26</sup> Although the group was unsuccessful in their gold mining efforts they decided to later return to California with their families to live.<sup>27</sup> Rachel Bell died in childbirth of her first-born child in 1849 and was buried in Five Mile Cemetery next to her mother, Amy Stevens Sharrock.<sup>28</sup> Rachel's child Timothy Carpenter Bell lived and later moved with the Sharrock family to California and Oregon. James Sharrock and his family (including two children who were born in Texas) returned to Tower Hill, Illinois due to his views on slavery' in 1852.<sup>29</sup>

Surveyors officially set the metes and bounds of Peters Colony land in 1850, and were recorded in the office of the County Survey of Dallas County on December 1850; this survey notes Everard Sharrock Jr. as the owner of the subject property. Everard Jr. received Colony Certificate No. 3, Vol. 1 for 320 acres in the area described as "Cedar Bluff 9 ¾ miles south 50° west from Dallas" on April 1, 1850 (Title of Land Abstract No. 1314 and 1315)<sup>30</sup> – providing legal ownership for the first installment of land in Abstract 1314.<sup>31</sup> In April 1853, he received

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<sup>23</sup> Both Amy Catherine (Amy C.) and George Alvey are included in the 1850 Dallas County Census; family history notes that Charles was probably born later in 1850 after the Census was taken.

<sup>24</sup> Correspondence from Chris Love to Marcel Quimby, July 14, 2011.

<sup>25</sup> Eiler, Homer., Our Ancestors. 9.

<sup>26</sup> Eiler, Homer., Our Ancestors. 16.

<sup>27</sup> Correspondence from Larry Kuttner to Frances James, October 25, 2004.

<sup>28</sup> Eiler, Homer., Our Ancestors. 23.

<sup>29</sup> *Ibid.*, 15.

<sup>30</sup> Texas General Land Office, Land Grant Search. File Number 001795.

<sup>31</sup> Dallas County Survey Records 1840-1900, Dallas Public Library, Roll 4, Book B, p. 175. Also Refer to "General Index to Surveyor's Records, Dallas County, Texas" p. 105.

the second installment of his Peters' Colony Certificate lands, another 311 2/10 acres to the east of his original property (east 320 acres of Abstract 1315).<sup>32</sup> However, by the time he received this second certificate, he was in the process of leaving (or had already left) Dallas County.

The Peters Colony administrators experienced difficulties with assigning legal titles to the colonists' property prior to the dissolution of the Peter Colony's contract with the State of Texas in 1848. The State Legislature became involved with this ongoing problem following an incident in 1852 between the colonists, members of the Dallas community and the Peter Colony's local administrator, Henry Hedgcoxe. It would take another twenty years for many land titles to be fully resolved. Fortunately, the Sharrock family members appear to have not been adversely affected by this title dispute.

By 1853 the Illinois and Dallas County members of the Sharrock family had finalized their plans to move to California and the two groups met in New Orleans. The family then boarded a ship sailing to Havana, Cuba and sailed to Colon, Panama where they traveled across the Isthmus of Panama. The railroad was not yet complete, so they had to walk or ride donkeys on the mountainous remainder of the trail.<sup>33</sup> They then took a sailing ship to San Francisco, and traveled by wagon to Tuolumne County (near what is now Yosemite National Park) to settle.<sup>34,35</sup>

It is not known why the Sharrocks' left Texas and Illinois but several possible factors have been mentioned in the family history – the loss of the family matriarch Amy Stevens Sharrock and her daughter Rachel, the desire for adequate land for the entire family to own property and the family's concern about the slavery issue – which had resulted in James Sharrock's return to Illinois the year before. Another possible reason is the Sharrock family's tendency to follow America's ever-changing western frontier – as evidenced by the family's' past moves from New York to Ohio in 1803, to Illinois in 1832 and to Texas in 1846.

Everard Jr.'s wife Sarah and the youngest child, Charles Augustas died of measles in California in March of 1854.<sup>36</sup> Everard Jr., his daughter Amy and son George remained in California where Everard Jr. died in Sonora, Tuolumne County, California, January 19, 1913.<sup>37</sup>

Other family members resettled to Oregon, where they were granted land in Clackamas County, Oregon and where Everard Sr. remained until his death in 1866.<sup>38</sup>

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<sup>32</sup> Dallas County Survey Records 1840-1900, Dallas Public Library, Roll 4, Book B, p. 448. Also Refer to "General Index to Surveyor's Records, Dallas County, Texas" p. 106.

<sup>33</sup> 'Ninth May Generation Biographical Sketches – Jephtha May.' Powerpoint presentation, May 2008. Author unknown (available from link from Dallas County Pioneer Association) (<http://mayhouse.org/family/essays>); accessed July 14, 2011.

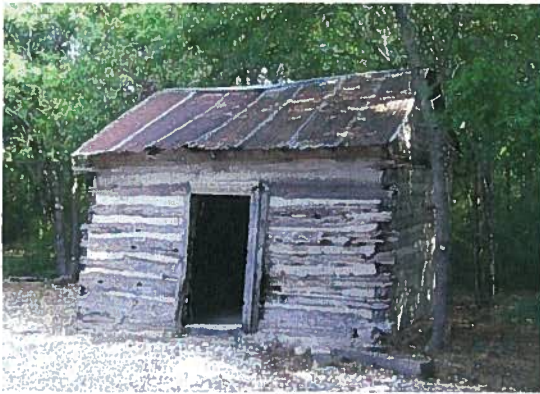
<sup>34</sup> Correspondence from Larry Kuttler, October 1999: Sharrock Archives, Rootsweb; Sharrock-L, [www.archives.rootsweb.ancestry.com](http://www.archives.rootsweb.ancestry.com).

<sup>35</sup> Ibid.

<sup>36</sup> <http://DallasPioneers.org/stories> Frances James, October 2004.

<sup>37</sup> Eiler, Homer. Our Ancestors, 30.

<sup>38</sup> Ibid., 8.



*Log cabin, north elevation.*



*Log cabin, west elevation.*

### ***History of the Site after 1853***

On June 19, 1856, Thomas J. Young became the assignee of Everard Sharrock Jr. for 320 acres of land (Abstract 1314).<sup>39</sup> It is thought that Young took possession of the property in 1853 and received the deed and title at a later date – which was not uncommon for Peter Colonists properties. Thomas was a first generation Irish immigrant, born in Londonderry, Ireland in 1799.<sup>40</sup> As a ten-year-old immigrant with his widowed mother, Thomas lived in Maryville, Tennessee until moving to Missouri with his wife Rebecca Houston and seven children (Sam Houston Young, Andrew A., Clarinda, Sophia, Elizabeth, Sally, and Hetty).<sup>41</sup> From Johnson County, Missouri, the 56-year-old Thomas and family settled in Texas;<sup>42</sup> he owned the 320 acre plat in the Cedar Bluff area of North Texas until 1867.

Thomas' second son Andrew A. ('Andy') has been described as a tall young man, with curly red hair that hung down to his shoulders and having a red beard – and was known to be an unruly young man.<sup>43</sup> Andy openly stated that if he found unbranded cattle stock on the open range, he would take them on as his own property – thus acquiring a reputation as a cattle rustler. Lucretia Barker Vinyard's book 'The History of the Cedar Mountains' notes that he 'refused to fight in the Civil War and hid out in a cave on the side of the mountain southwest from his home.' Vinyard also notes that 'the log cabin where he lived bore evidence of many gun battles'. For these escapades, Andy was locally known as the 'Giant of the Mountains.'

In 1867, Thomas J. Young deeded the property of the E. Sharrock Survey to Andy and his wife Alice Young.<sup>44</sup> However by this time, Andy had settled down was raising cattle on his land and appears to have been a respectable citizen of the area. He is listed in the 1870 census of Dallas

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<sup>39</sup> "Abstract of Land Titles" Dallas Public Library, 368. See Also Texas General Land Office, Land Grant Search, File Number 001795. The deed was made with Everard Sharrock Jr. in California.

<sup>40</sup> Susanna Clark-Smith, "Horton Family Cemetery, History and Description," [www.cemeteries-of-tx.com](http://www.cemeteries-of-tx.com).

<sup>41</sup> Correspondence from Royce Young (descendant of Thomas J. Young) to Leah McCurdy, May 1, 2009. Rebecca Houston Young is purported to be the niece of the famous Sam Houston, being the daughter of his brother, John Houston.

<sup>42</sup> *Ibid.*

<sup>43</sup> Vinyard, Lucretia Barker, "The History of the Cedar Mountains, 1841 - 1952." Printed by Rhea Printing Co., Inc., Dallas, Texas, 1952. Copyright by The Estate of Mrs. C. O. (Lucretia Barker) Vinyard, 1972, p. 58.

<sup>44</sup> Dallas County Official Public Records, Deed Records, Vol. K, p. 186.

County as a stock raiser of 26 years of age.<sup>45</sup> By 1880, he, his wife and children, and Andy's mother, Rebecca, show up on a census of Coleman County, Texas.<sup>46</sup> By this time, Rebecca was widowed; Thomas having passed in 1875 at the age of 75 and buried in the Horton Family Cemetery in Dallas.<sup>47</sup> A descendant of Thomas J. and Andy, Royce Young, confirms this information from his genealogical research; Royce Young's family continues to live in Coleman County and cares for the ranch that Andy established there in 1876. Andy still held the subject 320 acres in Dallas County until 1881 when he sold to H. K. Hale for \$2,100.<sup>48</sup>

In the 1881 - 82 Dallas County Directory, H. K. Hale is listed as a farmer in the Sprowles (postmaster) area "ten miles southwest of Dallas."<sup>49</sup> Very little family information has been found on the Hale line in north Texas. H. K. Hale deeded the 320 acres to his son B. P. Hale in 1886.<sup>50</sup> The original surveyed land title remained intact as 320 acres until 1894 when B. P. Hale sold the northern 100 acres to another farmer, D. E. Myers.<sup>51</sup> By 1900, the "Sam Street's Map of Dallas County" depicts two houses on the property of Abstract 1314 labeled "D. Myers" on the northern location and "B. P. Hale" on the southern location.<sup>52</sup> This lower house, located in the center of the property and sitting on the crest of the escarpment, corresponds closely with the location of the historic buildings on the site today. The upper location, noted as D. Myers' residence, appears to have been located near the current intersection of the east service road of Spur 408 and Niblo Road near the north property line.

B. P. Hale held the lower 220 acres until deeding the southern-most 100 acres to E. M. Hastings in 1908.<sup>53</sup> The remaining 120 acres were released to E. M. Hastings on B. P. Hale's death by the executrix of his will, his wife Sarah Hale in November of 1909.<sup>54</sup>

This 120 acres was then transferred by E. M. Hastings to his son, John Hastings shortly thereafter in December of 1909.<sup>55</sup> Between this time and 1921, E. M. Hastings deeded the last 100 acres to John. During a period of seven years, from February 1921 to May 1928, John Hastings was party to a transfer of the Deed of Trust of these 220 acres to four companies (Boren & Stewart Co., Blair & Hughes Co., Huey & Philip Hardware Co., and Waples Platter Grocery Co.).<sup>56</sup> The deed refers to this transfer as a transaction used to settled debts that John Hastings incurred with these companies.

Within a month, in June of 1928, Norman Hamilton and William A. Sailer purchased the deed for the 220 acres from those four companies for \$8,800.<sup>57</sup>

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<sup>45</sup> Correspondence from Judy Artley to Leah McCurdy via Genforum, [www.genealogy.com](http://www.genealogy.com).

<sup>46</sup> Ibid.

<sup>47</sup> Susanna Clark-Smith's research at the Horton family cemetery.

<sup>48</sup> Dallas County Official Public Records, Deed Records, Vol. 54, p. 349.

<sup>49</sup> Jim Wheat, "Dallas County Texas Archives," <http://freepages.history.rootsweb.ancestry.com/~jwheat/index.html>.

<sup>50</sup> Dallas County Official Public Records, Deed Records, Vol. 74, p. 265.

<sup>51</sup> Dallas County Official Public Records, Deed Records, Vol. 167, p. 87.

<sup>52</sup> "Sam Street's Map of Dallas County, Texas," Library of Congress, Geography and Maps Division.

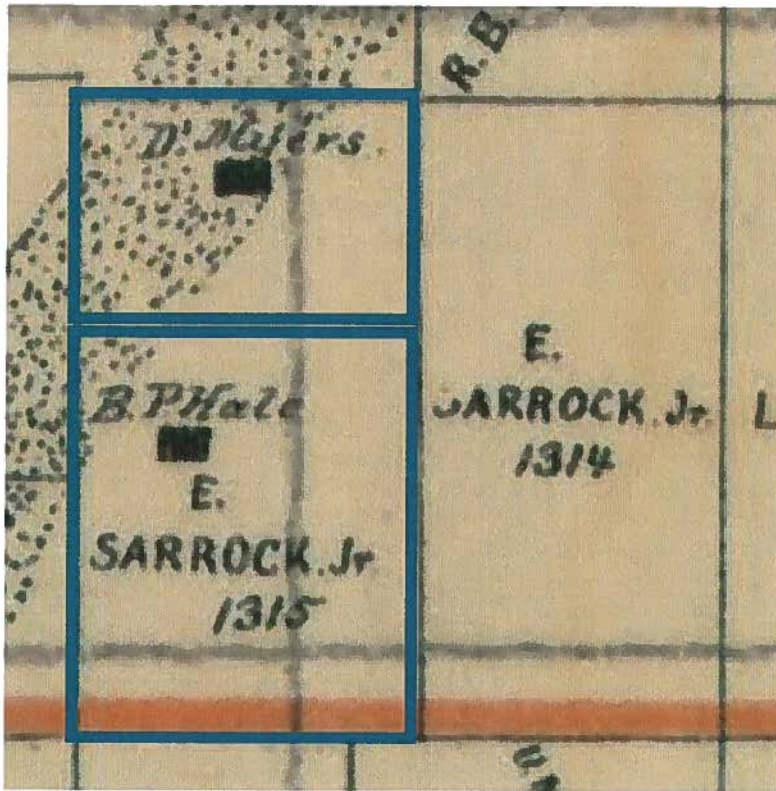
<sup>53</sup> Dallas County Official Public Records, Deed Records, Vol. 395, p. 548.

<sup>54</sup> Dallas County Official Public Records, Deed Records, Vol. 1481, p. 364-366.

<sup>55</sup> Ibid.

<sup>56</sup> Dallas County Official Public Records, Deed Records, Vol. 1481, p. 364.

<sup>57</sup> Dallas County Official Public Records, Deed Records, Vol. 1482, p. 596.



*Sam Street's Map of Dallas County, Texas, 1900. Blue outlines designating the 320 acres survey split into the northern 100 acres and southern 220 acres. This is the first documented located of the location of the farmstead and its structures.*

*Note: the Abstract numbers on the two original properties – 1314 and 1315 – on this map are incorrect (this western property should be Abstract 1314 instead of 1315 as shown on this map).*

### ***Grady Niblo (1889 – 1961) and Dr. Grady Niblo Jr. (1923 – 2005)***

Between April 26, 1934 and May 17, 1935, Grady Niblo of Dallas purchased, in two transactions, the southern 220 acres of the E. Sharrock survey, Abstract 1314.<sup>58</sup> Niblo held the 220 acres intact until 1949 when he sold the southern-most 100 acres to Dr. Frank L. Bracken in 1949.

Grady Niblo was a native of Round Rock, Texas and moved to Dallas as a child in 1900. Niblo, an attorney, practiced law in Dallas and was an Assistant U. S. District Attorney, an Assistant Dallas County Attorney and Assistant Dallas City Attorney. A long-time resident of Oak Cliff, he and his wife later moved to Mockingbird Lane in Dallas, where he resided at the time of his death. Niblo used the land for weekend and personal uses – primarily hunting and fishing. He leased the northern and eastern portion of the land for farming by tenants. Upon Niblo's death in 1961, his wife retained the property, which was then transferred to their only child, Dr. Grady

<sup>58</sup> Dallas County Official Public Records, Deed Records, Vol. 1847, p. 334 and Vol. 1905, p. 375. See also Dallas Morning News, June 13, 1935, Section II, p. 12, "Real Estate Transfers."

Niblo Jr. and his wife Barbara Cowling Niblo upon her death in 1985.<sup>59</sup>

Grady Jr. and Barbara remodeled the farmhouse and moved to the site in 1981; it is thought that at this time, the farmland ceased to be leased and the eastern portion of the land was overgrown with cedars. Dr. Niblo, a psychiatrist, maintained a psychiatric practice in Dallas until his retirement in the 1980s. In 2005 he sold 78.33 acres to Marlin Atlantis White Ltd. for residential development but retained a 'Life Estate' on 1.19 acres of land – which included the historic structures and the farmhouse - where he and Barbara lived. Dr. Grady Niblo passed away in August 2005, after living on the property for almost 25 years. Barbara remained at the site for several years before moving to live with her son; she passed away in January 2010, ending the Niblo family's 75-year long relationship with this land and its historic structures.

### ***Grady Niblo Estates***

By 2005, when Dr. Niblo and Barbara sold the property to Marlin Atlantis White Ltd, the land that was once cleared farmland was thick cedar trees.<sup>60</sup> This land included approximately 44.58 acres of relatively level land at the eastern side of the property and 33.73 acres of land (the subject site) at the western edge that is either on or near the upper portion (or face) of the White Rock Escarpment.<sup>61</sup> This property also included the 'Life Estate' for the Niblos. The 44.58 tract is situated on the blackland prairie; this land is relatively flat and had been overgrown with cedar and other trees as it had not been farmed in several decades. The developer cleared the trees and re-graded the land to establish "Grady Niblo Estates," a single-family housing development. Roads and utilities for Phase 1 of the residential development were constructed and lots were laid out.

In 2006, Marlin Atlantis Ltd. subsequently deeded (as a donation) the western 25.58 acres to the City of Dallas for future park use. This land at the White Rock Escarpment is heavily wooded and contains the subject historic structures. Marlin Atlantis Ltd. subsequently deeded the north-west 8.33 acres to the City of Dallas; this additional acreage is heavily wooded and slopes slightly up to the crest of the escarpment. Currently, the city's future park site is 33.74 acres.

Due to the decline of the residential market in 2007, the development of Grady Niblo Estates was slow with several model homes and approximately half a dozen new homes constructed and/or occupied. Martin Atlantis White Ltd. declared bankruptcy on their 45.58-acre housing development (Phase 1 and Phase 2), and the site was foreclosed on and sold at Dallas County auction, February 7, 2008.

However by mid-2011, additional lots had been developed with Phase 1 development appearing to have between 35 and 40 occupied new homes and others currently under construction. The Phase 2 development has not yet been developed and remains undeveloped.

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<sup>59</sup> Dallas County Official Public Records, Warranty Deed, Instrument No. 198500373049 (Book 85037, p. 755).

<sup>60</sup> Original Niblo property purchased in 1934 and 1935 was 220 acres. By 2005, Grady Niblo Jr. and wife Barbara sold 78.33 acres to Marlin Atlantis White, Ltd. Remaining portions of this property are not relevant to subject site and are not included in this report.

<sup>61</sup> Dallas County Official Public Records, Deed Records, Special Warranty Deed, Instrument No. 200503282174 (Book 2005054, p. 126).

## Log Cabin Building Type

A scholar of Texas log cabin architecture, Terry G. Jordan, notes the log cabin building type was originally introduced to America by Swedish and German immigrants and was soon adopted by other immigrants (including the English and Scotch-Irish), primarily in the Middle Atlantic colonies.<sup>62</sup> As immigrants from England and Scotland arrived in the colonies, the cabin type was modified to reflect their influence as well as modifications made to accommodate the use of local materials. Later characteristics of the cabin type due to Scotch-Irish and English immigrants included “single-pen,” or room, single-storied, rectangular floor plan design, “side-facing gables,” “a gable-end chimney and a centered front door directly opposite a rear door.”<sup>63</sup> Based on these traditions, the features listed above are integrated into a “square single-pen” design, usually conforming to the standard of a 16’ square space.<sup>64</sup>

The log cabin’s construction materials were easily available in forested environments, making it the preferred building type as migration began to the west - to Appalachia, then west and southwest to Illinois, Indiana, Tennessee, Kentucky, Missouri, Mississippi and Arkansas. By the early nineteenth century, another wave of settlers to the new Republic of Texas (and following 1846, the State of Texas) brought with them this log cabin tradition. However, these log cabins bore little resemblance to the cabins constructed centuries before by Swedish and German immigrants in the Middle Atlantic area, as they had evolved to reflect the ‘diverse ancestry and mixed heritage’ of its builders as well as the different climates and cultures of the new locations.<sup>65</sup> However, the Sharrock/Niblo cabin maintains many of the original characteristics of English and Scotch-Irish log cabin building type.

The Sharrock cabin appears to be a typical cabin for the Peters colonists; similar single-pen cabins within the Peters Colony remain in Collin and counties to the west. It is thought the cabin was built by Everard Sharrock Jr., possibly with the assistance of other family members. As the Sharrock family had made multiple moves to less settled areas of the frontier over the last half-century (to Ohio in 1803 and Illinois in 1823), Everard Sr. and some of his sons would have been experienced in building log structures. Sharrock family history notes that Everards’ brother John ‘had prepared a log cabin in the vicinity of his father’s in Flat Branch,’ so some family members had experience in building log cabins.<sup>66</sup> The Peters Colony Company was eager to place people on their land and occasionally assisted a settler with the construction of log cabins but as several Sharrock family members had such experience, it is not thought that such help would have been necessary.

The Sharrock/Niblo log cabin measures 15’ x 14’, a nearly square single room with the front door facing due south. Directly opposite and centered, the back door faces due north; this is not thought to be an original opening.<sup>67</sup> Gables open on the eastern and western elevations with the stone chimney rising on the west gable-end. The dry-laid stone chimney and low firebox are

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<sup>62</sup> Terry G. Jordan, author, Bettie A. Regester, Sheldon A. Wallace, catalogue, Elina Wilkinson, photography, *Log Cabin Village: A Historic and Guide*, Austin: Texas State Historical Association in cooperation with Tarrant County Historical Society, 1980. pgs 2-4.

<sup>63</sup> Terry G. Jordan, *Texas Log Buildings: A Folk Architecture*, Austin: University of Texas Press, 1978.

<sup>64</sup> *Ibid.*, 111. Jordan notes that the standard of 16’ derives from the English “rod measurement” or sixteen feet.

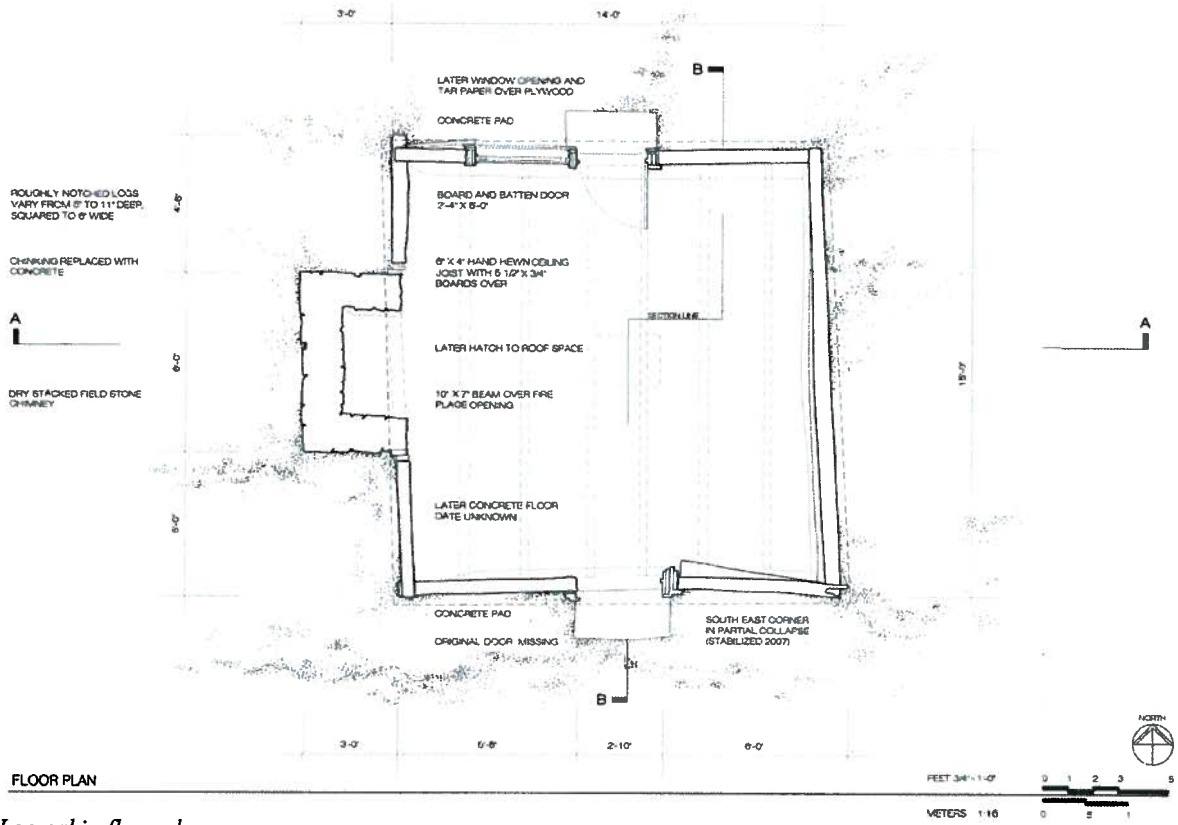
<sup>65</sup> *Ibid.*, 4.

<sup>66</sup> Eiler, Homer *Our Ancestors*, 16.

<sup>67</sup> Additional investigation is required to make this determination.



distinctly British log building characteristics, both related to the Scotch-Irish and English traditions.<sup>68</sup>



*Log cabin floor plan.*

As noted above, it is thought that Everard Sharrock Jr. built this log cabin, the log barn, well and root cellar at the site. The farmhouse appears to date from the late 1800s or early 1900s although a definitive date of construction has not been established.

<sup>68</sup> Terry G. Jordan, *Texas Log Buildings: A Folk Architecture*, 95.

## *Chronology of Property Ownership of the Site*

1836	Republic of Texas established.
February 4, 1841	Peters' Colony empressio land grant established by the Republic of Texas with the stipulations that 200 families were to be recruited every three years. 320 acres was granted to single men and up to 640 acres per family. <sup>69</sup>
November 1841	First settlement in what would become Dallas County (in Republic of Texas) by John Neely Bryan. <sup>70</sup>
1841	James Sharrock listed in 1845 Robertson County Tax Assessors' document.
December 29, 1845	Texas admitted to the union as a US State.
February 28, 1846	Ann Sharrock, daughter of Everard Sharrock, Sr., married Jephtha May in Tower Hill, Illinois. Six weeks after their marriage the couple moved to Dallas County, Texas with the Sharrock family. <sup>71,72</sup>
March 30, 1846	Dallas County established out of Robertson and Nacogdoches counties.
April 1846	Everard Sharrock Sr. and family members moved to North Texas with the Peters Colony; family members included his wife Amy, sons George W, Everard Jr. and David, and daughter Ann and husband Jephtha May. The exact date of their arrival in Dallas County is unknown but they are assumed to have arrived in the summer.
April 8, 1846	Texas Legislature established Dallas as the county seat of Dallas County. <sup>73</sup>
June 27, 1847	Amy Ann Sharrock May and Jephtha May's first child was born in Dallas County.
October 27, 1847	Everard Sharrock Jr. and wife Sarah Elizabeth's first child Amy Catherine is born in a log cabin on Everard Jr.'s land in Dallas County. <sup>74</sup>
1850	First US Federal Census of Dallas County counts 2,473 residents.
April 1, 1850	Everard Sharrock Jr. receives Peters' Colony Certificate No. 3, Vol. 1 for land described below in then Dallas County. <sup>75</sup>
April 5, 1850	Survey of the 320 acres granted to Everard Sharrock Jr. in Peters' Colony area described as "Cedar Bluff" 9 ¼ miles south 50° west from Dallas. <sup>76</sup> (Abstract No. 1314). <sup>77</sup>

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<sup>69</sup> John Henry Brown, History of Dallas County, Texas: From 1837-1887 (Dallas: Milligan, Cornett & Farnham, Printers, 1887): 14-17.

<sup>70</sup> Ibid., 12.

<sup>71</sup> Eiler, Our Ancestors, 29

<sup>72</sup> Correspondence (email) between Larry Kuttner, The Dalles, Oregon and Francis James, October 29, 2004.

<sup>73</sup> 'Sharrock-L Archives'; Rootsweb Ancestry. Lawrence E. Kuttner, October 27, 1999; accessed July 14, 2011.

<sup>74</sup> Correspondence (email) with Chris Love and Marcel Quimby, July 14, 2011.

<sup>75</sup> Texas General Land Office, Land Grant Search. File Number 001795.

<sup>76</sup> Dallas County Survey Records 1840-1900, Dallas Public Library, Roll 4, Book B, p. 175. Also Refer to "General Index to Surveyor's Records, Dallas County, Texas" p. 105.

<sup>77</sup> "Sam Street's Map of Dallas County, Texas," Library of Congress, Geography and Maps Division. Note: we assume the 'abstract' designation on the map is inaccurate as this shows that the western plot is abstract 1315 and the western plot is abstract 1314. All pertinent County of Dallas records contradict this, noting that the western plot of 320 acres was surveyed under abstract 1314.

- March 12, 1853 Amy and Jephtha May's 3<sup>rd</sup> and 4<sup>th</sup> children were born and died in Tuolumne County, California.<sup>78</sup>
- April 24, 1853 Survey of the second allotment of 311 2/10 acres, east of the original 320 acres survey (Abstract No. 1314) granted to Everard Sharrock Jr. in Peters' Colony area described as "Cedar Bluff or Mountain Creek"<sup>79</sup> (Abstract No. 1315)<sup>80</sup>
- 1853 Everard Sharrock Sr. and sons George, Everard Jr., daughter Amy Catherine and family leave Dallas County and move to California (exact date unknown).
- 1853 Thomas J. Young purchases land from Everard Sharrock Jr.
- March-June 1854 Everard Sharrock Sr. and family established in Tuolumne County, California. (Everard Sharrock Jr.'s wife, Sarah Elizabeth Robbins Sharrock, and four year-old son, Charles Augustas Sharrock, died in 1954.)<sup>81</sup>
- 1854 Sharrock families granted land in Clackamas County, Oregon.<sup>82</sup>
- June 19, 1856 Thomas J. Young patented 320 acres from E. Sharrock Jr. for \$800 (or \$600).<sup>83</sup> (Abstract No. 1314). Thomas J. Young: Irish immigrant (Londonderry, Ireland) (Born March, 11 1799, Died April 7, 1875 in Dallas County) wife: Rebecca Houston Young (niece of Sam Houston)<sup>84</sup>
- February 2, 1856 Texas Legislature voted to create town of Dallas.
- April 5, 1856 Dallas votes to incorporate as a town with 400 inhabitants.
- December 18, 1867 Andrew A. Young and wife (Alice Young) deeded 320 acres from Thomas J. Young and wife (Rebecca Young) for \$600.<sup>85</sup>  
Log cabin bearing "evidence of many gun battles" is mentioned on the property during Andy Young's ownership.<sup>86</sup>
- December 24, 1881 H. K. Hale deeded 320 acres from A.A. and Alice Young for \$2,100.<sup>87</sup>  
Hale listed in 1881-82 Dallas County Directory for Sprowles area "Ten Miles Southwest of Dallas" as a farmer.<sup>88</sup>
- March 17, 1886 B. P. Hale deeded 320 acres from H. K. Hale for \$2,800.<sup>89</sup>
- January 6, 1894 D. E. Myers deeded 100 acres from B.P. Hale (northern 100 acres, not including historic log buildings).<sup>90</sup>

<sup>78</sup> 'Sharrock-1 Archives'; Rootsweb Ancestry. Lawrence E. Kuttner, October 27, 1999; accessed July 14, 2011.

<sup>79</sup> Dallas County Survey Records 1840-1900, Dallas Public Library, Roll 4, Book B, p. 448. Also Refer to "General Index to Surveyor's Records, Dallas County, Texas" p. 106.

<sup>80</sup> "Sam Street's Map of Dallas County, Texas," Library of Congress, Geography and Maps Division

<sup>81</sup> Eiler, *Our Ancestors*, 23-24.

<sup>82</sup> Correspondence from Larry Kuttner (descendant of Sharrock) to Frances James (Historian), October 25, 2004.

<sup>83</sup> "Abstract of Land Titles" Dallas Public Library, 368. See Also Texas General Land Office, Land Grant Search. File Number 001795.

<sup>84</sup> Susanna Clark-Smith, "Horton Family Cemetery, History and Description," www.cemeteries-of-tx.com.

<sup>85</sup> Dallas County Official Public Records, Deed Records, Vol. K, p. 186.

<sup>86</sup> Lucretia Barker Vinyard, *History of the Cedar Mountains: 1841-1952* (Dallas: Rhea Printing Co., Inc., 1973): 58.

<sup>87</sup> Dallas County Official Public Records, Deed Records, Vol. 54, p. 349.

<sup>88</sup> Jim Wheat's Dallas County Texas Archive, "Dallas County Directory, 1881-82," <http://freepages.history.rootsweb.ancestry.com/~jwheat/index.html>.

<sup>89</sup> Dallas County Official Public Records, Deed Records, Vol. 74, p. 265.

<sup>90</sup> Dallas County Official Public Records, Deed Records, Vol. 167, p. 87. Also Refer to Dallas Morning News "Real Estate Transfers" January 23, 1894. On May 19, 1902, D. E. Myers transferred the deed of his property to the Texas Land & Mortgage Company. This mortgage stayed with the property until Norman Hamilton acquired in 1928.

1900 "Sam Street's Map of Dallas County" depicts two houses on the property of abstract 1314 labeled "D. E. Myers" on the northern marker and "B. P. Hale" on the southern marker.<sup>91</sup>

November 27, 1908 E. M. Hastings deeded 100 acres from B. P. Hale for \$1,500 (southern 100 acres, not including historic log buildings).<sup>92</sup>

November 13, 1909 E. M. Hastings gains release of 120 acres from B. P. Hale for \$2,750.<sup>93</sup>

December 27, 1909 John Hastings deeded 120 acres from E. M. Hastings.<sup>94</sup>

February 26, 1921 - Boren & Stewart Company et al,<sup>95</sup> Blair & Hughes Co. et al, Huey & Philip.

May 1, 1928 Hardware Co. et al, and Waples Platter Grocery Co. et al received Deed of Trust of 220 acres from John Hastings (George M. Field and T. A. Slinger were party to the transfer).<sup>96</sup>

June 3, 1928 Norman Hamilton and William A. Sailer deeded 100 acres and another differentiated 120 acres from Boren & Stewart Company et al, Blair & Hughes Co. et al, Huey & Philip Hardware Co. et al, Waples Platter Grocery Co. et al for \$8,800.<sup>97</sup>

April 26, 1934 Grady Niblo deeded 100 acres from Norman Hamilton.<sup>98</sup>

May 17, 1935 Grady Niblo purchases "220 acres off S. end E. Sharrock Jr. sur., abat. 1314" from Norman Hamilton for \$1,000.<sup>99</sup>

August 1, 1949 Frank L. Bracken, M. D. deeded 100 acres from Grady Niblo (southern 100 acres, not including historic log buildings).<sup>100</sup>

March 1961 Grady Niblo dies and property passes to his wife.

November 1976 Property annexed into City of Dallas as City Block 8712.<sup>101</sup>

February 21, 1985 Property (Abstract 1314, City Block 8712) transferred to Grady Niblo Jr. and his wife Barbara Cowling Niblo upon death of Grady Niblo's wife.<sup>102</sup>

2005 Martin Atlantis White Ltd. deeded 78.33 acres from Grady Niblo Jr. and wife Barbara Cowlings Niblo; the Niblos retained a "Life Estate" of 1.19 acres on the property.

August 29, 2005 Grady Niblo Jr. dies; Barbara Cowling remains on 'Life Estate' on property.

<sup>91</sup> "Sam Street's Map of Dallas County, Texas," Library of Congress, Geography and Maps Division

<sup>92</sup> Dallas County Official Public Records, Deed Records, Vol. 395, p. 548.

<sup>93</sup> Dallas County Official Public Records, Deed Records, Vol. 395, p. 548.

<sup>94</sup> Index of Deeds "Series 2 HA HE Grantee," Dallas County Official Public Records.

<sup>95</sup> Dallas Morning News "Messrs, Boren & Stewart," March 4, 1890, 8.

<sup>96</sup> Dallas County Official Public Records, Deed Records, Vol. 1481, p. 364. There is no indication how George M. Field and T. A. Slinger came to have a right to this deed.

<sup>97</sup> Dallas County Official Public Records, Deed Records, Vol. 1482, p. 596. The Deed Record notes that the 120 acres are associated with the 1856 Thomas J. Young purchase.

<sup>98</sup> Dallas County Official Public Records, Deed Records, Vol. 1847, p. 334.

<sup>99</sup> Dallas Morning News, June 13, 1935, Section II, p. 12, "Real Estate Transfers." See also Dallas County Official Public Records, Deed Records, Vol. 1905, p. 375. These 220 acres includes the 100 acres Niblo acquired in 1934. He comes to own only 220 acres total of the 320 acre E. Sharrock Jr. Survey.

<sup>100</sup> Correspondence from Frank L. Bracken to Marcel Quimby.

<sup>101</sup> Dallas County Official Public Records, Abstract of Land Title Records, Abstract 1314.

<sup>102</sup> Dallas County Official Public Records, Deed Records, Instrument No. 198500373049 (Book 85037, p. 755).

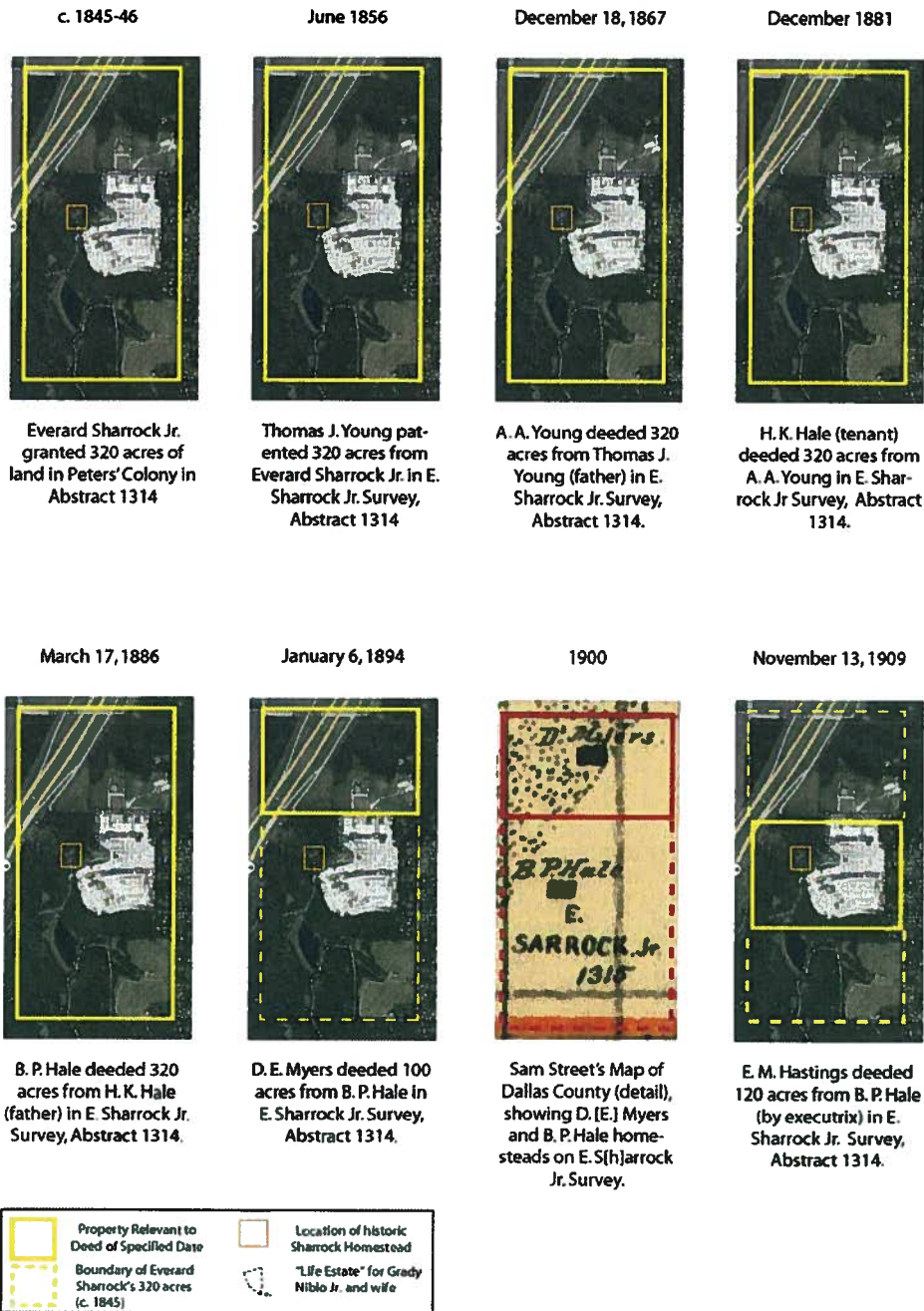
2006 Martin Atlantis White Ltd. deeded 25.58 acres (escarpment property) to City of Dallas for future park use; this land includes the historic log cabin and log barn, plank barn, well and root cellar.

2006 Martin Atlantis White Ltd. deeded an additional 8.154 acres to City of Dallas for future park (north-west corner of site).

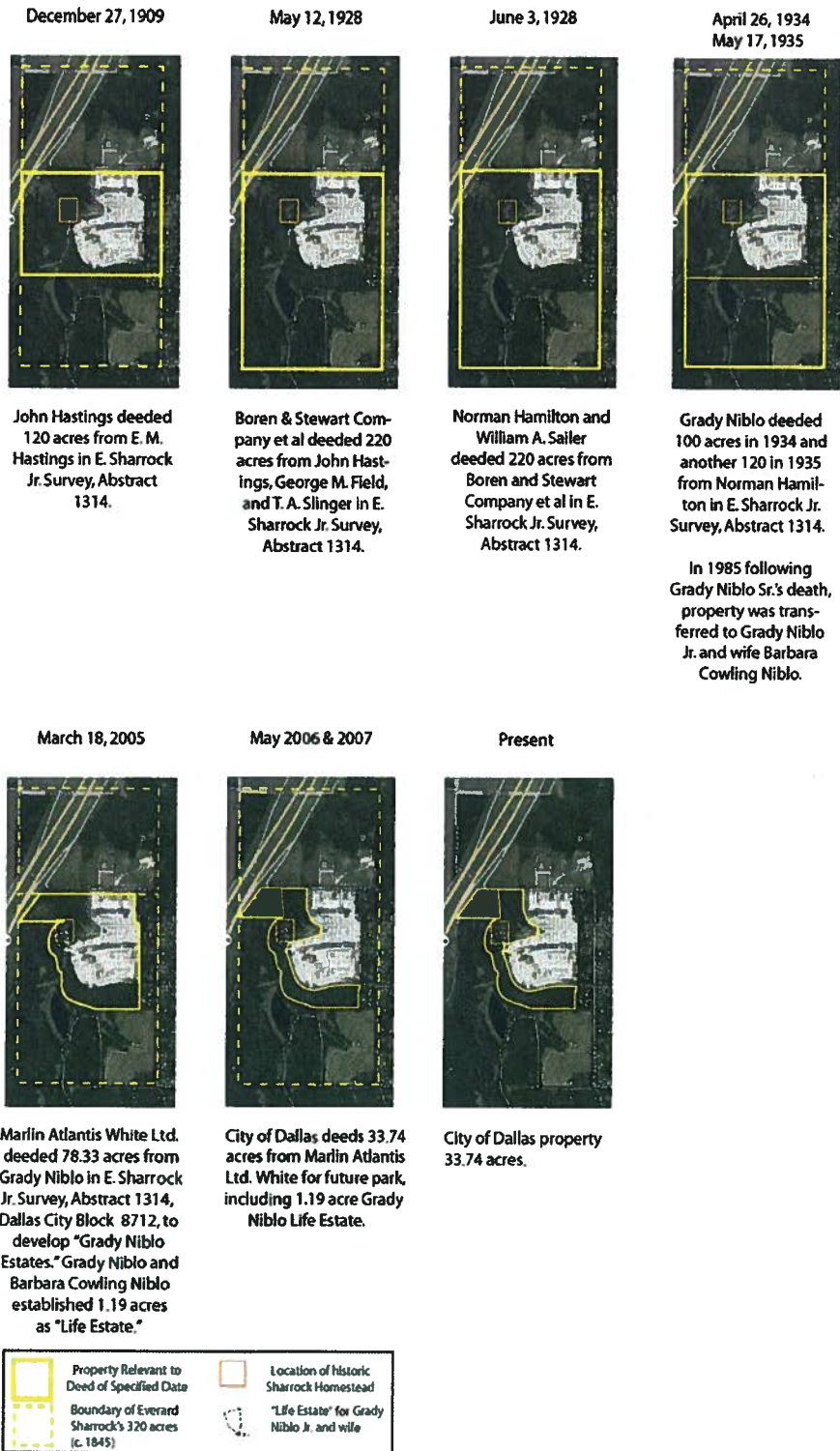
2008 Martin Atlantis White bankruptcy; land sold at public auction.

January 2010 Barbara Cowling Niblo passes away.

## Ownership Chronology Illustration



## Ownership Chronology Illustration (cont'd)



## 14. Bibliography

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### **15. Attachments**

<input checked="" type="checkbox"/> <i>District or Site Map</i>	<input type="checkbox"/> <i>Additional descriptive material</i>
<input type="checkbox"/> <i>Site Plan</i>	<input type="checkbox"/> <i>Footnotes</i>
<input type="checkbox"/> <i>Photos (current)</i>	<input type="checkbox"/> <i>Other:</i> _____

### **16. Inventory of Structures - Historic District Only**

#### **Log Cabin**

Original Owner: Everard Sharrock Jr  
Architect/Builder: Everard Sharrock Jr with assistance of family members (assumed)  
Construction dates: Unknown but completed by October 1847  
Dominant Style: Vernacular log cabin  
Condition: Fair  
Category: Contributing (excellent example of an architectural style that is typical of or integral to the district; retaining essential integrity of design).

#### **Log Barn**

Original Owner: Everard Sharrock Jr  
Architect/Builder: Everard Sharrock Jr with assistance of family members (assumed)  
Construction dates: c. 1847  
Dominant Style: Vernacular log barn  
Condition: Fair  
Category: Contributing (excellent example of an architectural style that is typical of or integral to the district; retaining essential integrity of design).

#### **Root Cellar**

Original Owner: Everard Sharrock Jr  
Architect/Builder: Everard Sharrock Jr with assistance of family members (assumed)  
Construction dates: c. 1847  
Dominant Style: Vernacular root cellar  
Condition: Poor (cellar roof has collapsed)  
Category: Contributing (excellent example of an architectural style that is typical of or integral to the district; retaining essential integrity of design).

#### **Hand Dug Well**

Original Owner: Everard Sharrock Jr  
Architect/Builder: Everard Sharrock Jr with assistance of family members (assumed)  
Construction dates: c. 1847  
Dominant Style: Vernacular cistern

Condition: Fair (hand dug well remains intact; above ground structure is newer)  
Category: Contributing (excellent example of an architectural style that is typical of or integral to the district; retaining essential integrity of design).

**Farmhouse**

Original Owner: Unknown  
Architect/Builder: Unknown  
Construction dates: late 1800s  
Dominant Style: Vernacular house  
Condition: Fair  
Category: Non-contributing due to date of construction.

**Plank Barn**

Original Owner: Unknown  
Architect/Builder: Unknown  
Construction dates: late 1800s to early 1900s  
Dominant Style: Vernacular plank barn  
Condition: Collapsed  
Category: Non-contributing due to condition.

**Plank Barn**

Original Owner: Unknown  
Architect/Builder: Unknown  
Construction dates: c. 1930s  
Dominant Style: Vernacular plank barn  
Condition: Collapsed  
Category: Non-contributing due to condition.

**Chicken Coop**

Original Owner: Unknown  
Architect/Builder: Unknown  
Construction dates: Unknown (post 1930s)  
Dominant Style: Vernacular chicken coop  
Condition: Fair  
Category: Non-contributing due to age.

**Categories:**

*Contributing \_\_\_\_\_  
excellent example of an  
architectural style that is typical of  
or integral to the district; retaining  
essential integrity of design*

*Compatible \_\_\_\_\_  
supportive of the district in age,  
style and massing but is not  
representative of the significant  
style, period and detailing, or area  
of significance typical of the district*

*Non-contributing \_\_\_\_\_  
intrusive; detracts from the  
character of the district*

## 17. Designation Criteria

**History, heritage and culture:** Represents the historical development, ethnic heritage or cultural characteristics of the city, state, or country.

**Historic event:** Location of or association with the site of a significant historic event.

**Significant persons:** Identification with a person or persons who significantly contributed to the culture and development of the city, state, or country.

**Architecture:** Embodiment of distinguishing characteristics of an architectural style, landscape design, method of construction, exceptional craftsmanship, architectural innovation, or contains details which represent folk or ethnic art.

**Architect or master builder:** Represents the work of an architect, designer or master builder whose individual work has influenced the development of the city, state or country.

**Historic context:** Relationship to other distinctive buildings, sites, or areas which are eligible for preservation based on historic, cultural, or architectural characteristics.

**Unique visual feature:** Unique location of singular physical characteristics representing an established and familiar visual feature of a neighborhood, community or the city that is a source of pride or cultural significance.

**Archeological:** Archeological or paleontological value in that it has produced or can be expected to produce data affecting theories of historic or prehistoric interest.

**National and state recognition:** Eligible of or designated as a National Historic Landmark, Recorded Texas Historic Landmark, State Archeological Landmark, American Civil Engineering Landmark, or eligible for inclusion in the National Register of Historic Places.

**Historic education:** Represents an era of architectural, social, or economic history that allows an understanding of how the place or area was used by past generations.

***Recommendation***

***The Designation Committee requests the Landmark Commission to deem this nominated landmark meritorious of designation as outlined in Chapter 51 and Chapter 51A, Dallas Development Code.***

***Further, the Designation Committee endorses the Preservation Criteria, policy recommendations and landmark boundary as presented by the Department of Planning and Development.***

***Date:***

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***Daron Tapscott***  
***Chair, Designation Committee***

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***Mark Doty***  
***Senior Preservation Planner***