

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places  
Registration Form**

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in *How to Complete the National Register of Historic Places Registration Form* (National Register Bulletin 16A). Complete each item by marking "x" in the appropriate box or by entering the information requested. If an item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions. Place additional entries and narrative items on continuation sheets (NPS Form 10-900a). Use a typewriter, word processor, or computer, to complete all items.

**1. Name of Property**

historic name Twelve Oaks  
other names/site number Bass, J. W., House / Site # BO0027,

**2. Location**

street & number 7210 Highway 7 South  not for publication  
city or town Harrison  vicinity  
state Arkansas code AR county Boone code 009 zip code 72601

**3. State/Federal Agency Certification**

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this  nomination   
request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic  
Places and meets the procedural and professional requirements set for in 36 CFR Part 60. In my opinion, the property  meets   
does not meet the National Register criteria. I recommend that this property be considered significant  
 nationally  statewide  locally. (See continuation sheet for additional comments.)  
\_\_\_\_\_  
Signature of certifying official/Title Date  
Arkansas Historic Preservation Program  
State or Federal agency and bureau

In my opinion, the property  meets  does not meet the National Register criteria. ( See Continuation sheet for additional  
comments.)  
\_\_\_\_\_  
Signature of certifying official/Title Date  
\_\_\_\_\_  
State or Federal agency and bureau

**4. National Park Service Certification**

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

Twelve Oaks

Name of Property

Boone County, Arkansas

County and State

**5. Classification**

**Ownership of Property**  
(Check as many boxes as apply)

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

**Category of Property**  
(Check only one box)

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

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

Contributing	Noncontributing	
3	2	buildings
	1	sites
1		structures
2		objects
6	3	Total

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

N/A

**Number of Contributing resources previously listed in the National Register**

**6. Function or Use**

**Historic Functions**

(Enter categories from instructions)

- DOMESTIC/single dwelling
- DOMESTIC/ secondary structure
- AGRICULTURE/storage
- AGRICULTURE/animal facility
- AGRICULTURE/agricultural outbuilding
- SUBSISTENCE/processing

**Current Functions**

(Enter categories from instructions)

- DOMESTIC/single dwelling
- DOMESTIC/ secondary structure
- AGRICULTURE/animal facility
- SUBSISTENCE/processing

**7. Description**

**Architectural Classification**

(Enter categories from instructions)

LATE 19<sup>TH</sup> AND EARLY 20<sup>TH</sup> REVIVALS/  
Craftsman/Colonial Revival/Spanish Revival

**Materials**

(Enter categories from instructions)

foundation CONCRETE

walls STUCCO

WOOD/Weatherboard

roof ASPHALT SHINGLE

other

**Narrative Description**

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

**8. Statement of Significance**

**Applicable National Register Criteria**

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

- A** Property is associated with events that have made a significant contribution to the broad patterns of Our history.
- B** Property is associated with the lives of persons significant in our past.
- C** Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack Individual distinction.
- D** Property has yielded, or is likely to yield, information important in prehistory or history.

**Criteria Considerations**

(Mark "x" in all the boxes that apply.)

Property is:

- A** owned by a religious institution or used for religious purposes.
- B** removed from its original location.
- C** birthplace or grave of a historical figure of outstanding importance.
- D** a cemetery.
- E** a reconstructed building, object, or structure.
- F** a commemorative property
- G** less than 50 years of age or achieved significance within the past 50 years.

**Levels of Significance** (local, state, national)

LOCAL

**Areas of Significance** (Enter categories from instructions)

ARCHITECTURE

**Period of Significance**

1922

**Significant Dates**

1922, 1940, 1973

**Significant Person** (Complete if Criterion B is marked)

N/A

**Cultural Affiliation** (Complete if Criterion D is marked)

N/A

**Architect/Builder**

Unknown

**Narrative Statement of Significance**

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

**9. Major Bibliographical References**

**Bibliography**

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

**Previous documentation on file (NPS):**

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- Previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # \_\_\_\_\_
- recorded by Historic American Engineering Record # \_\_\_\_\_

**Primary location of additional data:**

- State Historic Preservation Office
- Other State Agency
- Federal Agency
- Local Government
- University
- Other

Name of repository: \_\_\_\_\_

Twelve Oaks  
Name of Property

Boone County, Arkansas  
County and State

## 10. Geographical Data

**Acreeage of Property** Approximately 8.05 acres

### UTM References

(Place additional UTM references on a continuation sheet.)

1	<u>15</u> Zone	<u>488957</u> Easting	<u>4001692</u> Northing	3	<u>          </u> Zone	<u>          </u> Easting	<u>          </u> Northing
2	<u>          </u>	<u>          </u>	<u>          </u>	4	<u>          </u>	<u>          </u>	<u>          </u>

See continuation sheet

### Verbal Boundary Description

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

### Boundary Justification

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

## 11. Form Prepared By

name/title Evan Silva/Intern  
organization Arkansas Historic Preservation Program date July 9, 2009  
street & number 1500 Tower Building, 323 Center Street telephone (501) 324-9787  
city or town Little Rock state AR zip code 72201

### Additional Documentation

Submit the following items with the completed form:

#### Continuation Sheets

#### Maps

A **USGS map** (7.5 or 15 minute series) indicating the property's location

A **Sketch map** for historic districts and properties having large acreage or numerous resources.

#### Photographs

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

#### Additional items

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

### Property Owner

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

name Vive Allen  
street & number 7210 Highway 7 South telephone             
city or town Harrison state AR zip code 72601

**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 listing. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C. 470 *et seq.*)

**Estimated Burden Statement:** Public reporting burden for this form is estimated to average 18.1 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Chief, Administrative Services Division, National Park Service, P. O. Box 37127, Washington, DC 20013-7127; and the Office of Management and Budget, Paperwork Reduction Projects (1024-0018), Washington, DC 20303.

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places Continuation Sheet**

Name of Property: Twelve Oaks

---

County and State: Boone County, Arkansas

---

Name of Multiple Property Listing (If applicable): N/A

---

Section number: 7 page: 1

### **Summary**

The Twelve Oaks house is an elaborate example of an architecturally eclectic home located in the Harrison Arkansas vicinity. This dramatic two-story home built in 1922, features a symmetrical façade, exposed rafter tails, and a large shed dormer located near the center of the home, which exemplifies the original construction as a craftsmen influenced home. The land where the house and farm are located was purchased from the Wilson family, and the house was completed in 1922. The estate derived its name, Twelve Oaks, from the twelve large oak trees that graced the lawn of the property. The farm grew in size to roughly sixteen hundred acres of farmland and orchards, on which Bass raised his famous thoroughbred Hereford cattle. After Bass' death in 1932, his wife Agnes lived in the house until her second husband, James M. Shinn, passed away in 1947. The house has sold twice since Bass-Shinn owned it, first to Senator Roy Milum and his wife, who lived there for fifteen years until 1964, when it was sold that same year to Harold and Dorothy Allen. Besides the main house, the property includes a gazebo, a guest house, originally the caretakers home that has been refurbished, a pump house, and a smokehouse. All of the buildings are of wood frame construction, with the exception of the cobblestone smokehouse. In addition, the grounds of the property contain concrete fence posts, which were designed as part of the landscape to mark gates and property corners for the farm, and two light posts flanking the driveway entrance. While the property was named for its twelve large oak trees, none remain on the property, being uprooted during a 1973 tornado. Through historic alterations to the home and a series of tornados that destroyed several of the ancillary buildings on the site, the home known as Twelve Oaks is still a shining architectural achievement.

### **Elaboration**

The Twelve Oaks house faces east and is located in a rural area south of Harrison on approximately 5.3 acres. The house presents a remarkable contrast from the smaller homes built in the surrounding area. The house, built in 1922, is a prime example of a farmstead in Arkansas featuring a Craftsman style of architecture, with elements of the Colonial and Spanish Revival styles interspersed in its construction. The two-story house rests on a poured concrete foundation with steel reinforced concrete walls on both the interior and exterior of the home. The exterior consists of stucco, which is favoring Spanish Revival architecture, which replaced the original cobblestone in the 1940s. The roof of the house, which lost its original shingles as a result of a tornado, is now of composition shingles.

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places Continuation Sheet**

Name of Property: Twelve Oaks

---

County and State: Boone County, Arkansas

---

Name of Multiple Property Listing (If applicable): N/A

---

Section number: 7 page: 2

Other roof attributes include three brick chimneys which are original to the main house and a shed dormer, in the front and rear, which are centered in the hipped roof.

In 1922, when it was built, at the cost of a quarter of a million dollars, the home was considered to be one of the finest farm homes in Arkansas, rivaling any plantation home in South Arkansas. On the property, there are five contributing resources remaining and adding to the historic significance of the property. There is a smokehouse, a pump house, concrete fence posts, a gazebo and a pair light post which are also contributing to the property. In addition to the contributing buildings on the property, there are three noncontributing resources which include a guest house, carriage house and an old barn foundation.

**East Façade/Front**

The main façade of the home faces east. What once was an formal entrance foyer is now an open porch; the original being destroyed in the 1973 tornado. This porch leads up to the recessed French doors each with fifteen panes of glass. On the main bay of the facade, flanking the front door to the south are three six-over-six, double-hung, storm windows on the first floor; and two more on the second floor, with shutters enclosing the three windows on the first and shutters on each side of the top windows. Underneath the rows of three windows on the first story, there are two three-pane stationary windows that lead into the full cellar. This configuration is repeated on the northern side of the entrance. However, on the second story, directly above the entryway, there are two smaller three-over-three, double-hung windows, with one-over-one, double-hung storm windows with shutters, reminiscent of the Colonial Revival style. A shed dormer is also centrally located above the main entrance to the home and is comprised of three of the same style of three-over-three, double-hung windows with one-over-one, double-hung storm windows. The dormer was also constructed using several exposed false rafters tail, indicating a Craftsman style influence on the house from its initial construction in 1922.

On the southern most bay of the east facade is a single, three-pane, stationary window into the cellar. These windows fenestrate the entire house, with varying instances on each elevation. This segment has a series of three, four-over-four, double-hung windows with storm windows located between shutters. The northern most depression on the front façade has two of the cellar windows, with series of four, four-over-four, double-hung windows with double-hung storm windows flanked by shutters.

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places Continuation Sheet**

Name of Property: Twelve Oaks

---

County and State: Boone County, Arkansas

---

Name of Multiple Property Listing (If applicable): N/A

---

Section number: 7 page: 3

**North Elevation/Side**

The northern elevation has four bays, with the three bays toward the west of the main house receding. The first bay that steps back to the north has two stationary cellar windows and a series of four, four-over-four, double-hung windows, encased by one-over-one, double-hung storm windows on the first and second stories.

The next segment to the west has two stationary cellar windows and two, six-over-six, double-hung windows on each floor, with the second story windows being covered by one-over-one double hung storm windows. The next segment to the west is only constructed of one-story, and only has a single stationary cellar window and two, six-over-six, double-hung windows covered by one-over-one, double-hung storm windows, with the right window housing an AC unit. The last segment is a contemporary wooden deck. Though the deck was a later addition to the home, it does not diminish the integrity of the house.

**West Elevation/Rear**

Like the east elevation, the west elevation has the main section of the house that steps back creating four bays. However an additional one-story room with an addition of a wooden deck, extends beyond the main section. The one-story façade is fenestrated by a set of French doors with a rectangular transom located above the door. These doors were added in the previous location of a window to allow access to the wooden deck addition. To the north of the French doors, is a single, six-over-six, double-hung window with a one-over-one storm window covering. To the south of the doors is a series of three, four-over-four, double-hung windows with the third window being covered by a one-over-one, double-hung storm window. To the south of the set windows is a paneled door with three horizontal lights. Located above the panel door is a transom with three lights.

The second story of the main section is fenestrated by six, six-over-six, double-hung windows, with the center pair located just below the line of symmetry created by the remaining windows. However, the southern two windows on the second story are not covered by the one-over-one, double-hung storm windows. Like the east elevation, the west elevation also includes a shed dormer and has the same six-pane, double-hung windows with one-over-one, double-hung storm windows. The west elevation dormer also exhibits the exposed false rafters as found on the east elevation and that is again indicative of Craftsman style influence using in the initial construction of the home in 1922.

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places Continuation Sheet**

Name of Property: Twelve Oaks

---

County and State: Boone County, Arkansas

---

Name of Multiple Property Listing (If applicable): N/A

---

Section number: 7 page: 4

The receding bays of this elevation on both the north and south have similar patterns to the east elevation. On the north end of the home where the bay recedes, the segment has four, four-over-four, double-hung windows located on each floor, with the lower set of three windows being covered by one-over-one, double-hung storm windows found throughout the exterior of the home. Both segments have one, three-pane, stationary cellar window.

The southern segment has three, four-over-four, double-hung windows located on each floor, with the lower set of three windows being covered by one-over-one, double-hung storm windows found throughout the exterior of the home. The fenestration of the south side of the first floor has a series of three, six-over-six, double-hung windows, which are again covered by one-over-one double hung storm windows. Located just above grade, there are two inset stationary three-pained cellar windows.

### **South/Side Façade**

The south elevation is divided into four segments similar to the north elevation. The main section, the easternmost segment, has two cellar windows and a series of three, four-over-four, double-hung, storm windows, flanked by one storm window, six-over-six, double-hung, on each side. This also is the pattern on the second floor. The segment immediately to the west has a single cellar window, and only one four-over-four, double-hung window on each floor, with the lower being a storm window. The westernmost segment is fenestrated with three four-over-four, double-hung windows on the western side. To the east of the set of three windows, is a panel door with a large pane of glass and sidelights on the right, with four panes of glass. Located above the door is another small transom containing three light panes to accent the door.

### **Interior**

The interior of the house still retains many of its historic original features. The house retains its original hard rock maple floor in the kitchen and on the basement stairs; however much of the woodwork and hardwood floors have been restored on the main level of the home. The majority of the woodwork, apart from the first level, is original and the home still uses radiator/boiler heat dating to its construction. This boiler also served as a convenient hub for water flow, as several valves controlled watering troughs in the field for livestock without leaving the house. The interior woodwork and crown moldings that are present in the living room, dining room, and entry hall are original to the house, as are the brass hardware and push button lights. Many of the original light fixtures still remain even after several were damaged in the 1973 tornado.



**United States Department of the Interior  
National Park Service**

**National Register of Historic Places Continuation Sheet**

Name of Property: Twelve Oaks

---

County and State: Boone County, Arkansas

---

Name of Multiple Property Listing (If applicable): N/A

---

Section number: 7 page: 5

Consequently, a bathroom has been added on the main level of the home, with the fixtures keeping with the period of the home.

### **Smokehouse**

Just to the west of the main house stands the smokehouse. The building is of cobblestone construction in a simple rectangular plan on a concrete foundation. The building is crowned by a hipped roof made from composite shingle. The building also has shed overhangs which project from the north and south elevations. The entrance to the smokehouse is located on the east elevation of the building and consists of a wooden batten door with four windowpanes on the top half. The west elevation consists of two four-pane stationary windows which are centered and located near the roof line.

### **Pump House**

The pump house is located to the northwest of the guest house and is constructed of a simple wooden frame with corrugated metal siding on a concrete block foundation. The roof is structure consist of a side-gable and is covered by composite shingles. The pump house also illustrates the Craftsmen influence through the use of the exposed rafter tails. The pump house, which is original to the house, is a contributing resource to the property.

### **Guest House**

The guest house is located to the southwest of the main house. The guest house originally served as the farm manager's home for Twelve Oaks. However, the guest house has undergone extensive repairs due to the 1973 tornado that ravished the property. Yet, the house does keep with the style and characteristics of the main house and other ancillary resources. The guest house faces east and is constructed upon a concrete foundation with simple wood framing. The original siding of the home was weatherboard but has since been completely replaced by vinyl. The building features a hipped roof with a centrally placed brick interior chimney. The main door has three panels on the lower half and a large windowpane above the panels. The east elevation is fenestrated with wood-framed, double-hung, four-over-four windows, which are covered by one-over-one double-hung storm windows. Above the main entrance is a small shed roof which covers the stoop. To the south of the main entrance, is a one-over-one, double-hung window covered by a one-over-one, double-hung storm window.

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places Continuation Sheet**

Name of Property: Twelve Oaks

---

County and State: Boone County, Arkansas

---

Name of Multiple Property Listing (If applicable): N/A

---

Section number: 7 page: 6

To the north of main entrance is a set of two, one-over-one, double-hung windows. The window farthest to the north is covered by a one-over-one, double-hung storm window, while the other is not covered. The west elevation of the home is not original to house.

The west elevation originally was used to for storage and covered by a shed roof, which when abutted to the hip roof can be seen from all elevations. At a later date this section of the home was enclosed. Due to the addition and exterior cladding, the building is considered non-contributing to the property.

### **Landscape Features**

In addition to the buildings on the property, there are four landscape objects that also contribute to the property. To the southeast of the main house is a gazebo. Originally the grounds consisted of two gazebos dating to the construction of the house in 1922, but the second one was destroyed in the 1973 tornado. The gazebo is of wood frame construction, with an octagonal roof covered by composite shingle, and rests on a concrete foundation.

In addition, there are two original concrete light posts on either side of the driveway entrance. They have since been rewired and replaced after the tornado. There are also several remaining fence posts found throughout the property. These fence posts are located to the rear of the main house and originally served as part of the landscaping to mark the site of gates and the property's corners. Standing six to eight feet tall, these posts were constructed with reinforced concrete.

The one non-contributing feature that is left on the property is the foundation of one of the original prairie barns. This double-pen, two and a half story tall, barn was located behind the main house, and was originally used as a show barn, but was demolished in the 1973 tornado. The concrete foundation of the gambrel roofed barn is all that remains of the structure.

### **Integrity**

The Twelve Oaks farm estate still retains excellent integrity, and is able to convey the Craftsman and Colonial Revival styles of architecture very well. The resources and workmanship used in the construction of the house in 1922 are still readily apparent. The modifications to the house have mainly been cosmetic in nature. Although the house was extensively damaged in the 1973 tornado, it has been repaired in keeping with its original design and character intact.

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places Continuation Sheet**

Name of Property: Twelve Oaks

---

County and State: Boone County, Arkansas

---

Name of Multiple Property Listing (If applicable): N/A

---

Section number: 7 page: 7

In addition, the outbuildings and landscape features on the property, even though one is heavily modified, still retain most of their integrity. The acreage contained within the property has allowed the property to maintain the setting and feeling of a country estate. Overall, given the integrity of the house, outbuildings, and landscape features, as well as the amount of acreage, the property is a good example of a Craftsman/Colonial Revival style country estate.

United States Department of the Interior  
National Park Service

## National Register of Historic Places Continuation Sheet

Name of Property: Twelve Oaks

---

County and State: Boone County, Arkansas

---

Name of Multiple Property Listing (If applicable): N/A

---

Section number: 8 page: 1

### Summary

The Twelve Oaks estate in Harrison, Arkansas is being nominated to the National Register of Historic Places with local significance under Criterion C for its Craftsman and Colonial Revival style architecture. The house is one of the best examples of a Craftsman/Colonial Revival estate in Harrison, and is also an unusually large example of the style in the area. The house is located in a rural setting just south of Harrison. The house, with its associated outbuildings and site features, still represents an intact early twentieth-century country estate.

### Elaboration

A post office was established in 1836 at Crooked Creek, the town that would become Harrison. The land that became Boone County had a small strip in Marion County and a much larger portion in Carroll County. The Arkansas legislature created Boone County from Carroll in 1869, and added the Marion County portion in 1875. Being a border county, the Civil War hit the county and Harrison hard, families were divided, many people fled to Missouri, and the area's population decreased. Lines drawn between residents during the Civil War often resurfaced in the new county. When the county seat was selected, it was not in the established town of Bellefonte, where Confederates still had a large influence, but in the new town of Harrison. Livestock and lumber were the primary economic producers. Lead and zinc mines began to appear. Fruit crops consisted of peaches, pears, plums, and the popular "Boone County apples." Cotton was a big cash crop until declining prices cut production in half. The 1900s brought change with the arrival of the Missouri and North Arkansas Railroad. The railroads provided easier access to the county. Towns developed along the tracks, and existing towns grew. Farmers grew more crops to sell because they had access to a larger number of buyers. Lumber became a big part of the economy as lumber mills and woodworking facilities appeared along the tracks. The production of cream started a new economic endeavor. When the St. Louis, Iron Mountain, and Southern Railroad set its tracks into Bergman, Boone County experienced an influx of people. By 1912, the Missouri and North Arkansas line had moved its headquarters to Harrison.<sup>1</sup> In the 1920s and 1930s, Harrison was home to district headquarters for the Arkansas Highway Commission. Canning factories processed locally grown vegetables. The economy still is driven by agriculture and wood products, as well as service and manufacturing.<sup>2</sup>

---

<sup>1</sup> Ralph Rea, *Boone County and Its People* (Van Buren, AR: Press Argus, 1955), 151.

<sup>2</sup> Boone County. <http://www.encyclopediaofarkansas.net/encyclopedia/entry-detail.aspx?search=1&entryID=749>  
Accessed 16 July, 2009.

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places Continuation Sheet**

Name of Property: Twelve Oaks

---

County and State: Boone County, Arkansas

---

Name of Multiple Property Listing (If applicable): N/A

---

Section number: 8 page: 2

By the 1920s, the Town of Harrison had become the City of Harrison as it was gaining popularity with the people and the railroad industry. With the rise of the railroad industry in Harrison a building boom hit the city as it began to expand. It is at this time J. W. Bass and his wife, Agnes, were searching for a place to make a second home. By the 1920s, the Bass family had located a parcel of land just to the south of Harrison, which was owned by the Wilson family. J. W. Bass would purchase the land from the Wilsons and by 1922, Mr. Bass had erected a substantial sized Craftsman influenced home on the site. The estate derived its name, Twelve Oaks, from the twelve large oak trees that graced the lawn of the property. The farm grew in size to roughly sixteen hundred acres of farmland and orchards, on which Bass raised his famous thoroughbred Hereford cattle.

The house was one of the truly luxurious houses in the area when it was built, the furnishings included, "deep carpets, rare woods, tiled baths and kitchen with every modern touch...It was a home that we may all have dreamed but never before seen in reality."<sup>3</sup> Another glimpse into the home's envious location was described in a local newspaper, "And all of the lands in the fertile valley of Crooked Creek, than which there is no richer in the hills. Mr. Bass did not buy wild land and subdue it. He bought the best land and improved it."<sup>4</sup> In addition to the main house, there were seven outbuildings constructed at the same time. A small house, which served as the farm manager Alvin Parker's house, a smokehouse, a barn, a garage with lodging for the driver, a carriage house with rooms for the servants, and a pump house were all built around the main house. Two gazebos and many concrete fence posts were also constructed on the property.

J. W. Bass was a steel contractor based in Detroit and worked on many high profile buildings in both Harrison and the rest of the United States. His J. W. Bass Erecting Company and Atlas Iron & Steel Company had offices in Detroit, Chicago, and Cleveland. Several of the buildings on the national stage were the Commercial-Appeal Building, the Illinois Central depot, Tennessee Trust, Goodwin Institute, and the Gayoso Hotel, all in Memphis; as well as the Union Depot in Cleveland, Ohio.

---

<sup>3</sup> Will Rice, "Beautiful Country Home of Mr. and Mrs. J.W. Bass, The Finest in Arkansas," *Harrison Daily Times* (24 September 1929)

<sup>4</sup> Will Rice, "Beautiful Country Home of Mr. and Mrs. J.W. Bass, The Finest in Arkansas," *Harrison Daily Times* (24 September 1929)

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places Continuation Sheet**

Name of Property: Twelve Oaks

---

County and State: Boone County, Arkansas

---

Name of Multiple Property Listing (If applicable): N/A

---

Section number: 8 page: 3

He and his wife quickly became one of the largest property holders in all of Harrison, as he helped build the Montgomery Ward Building, the Lyric Theater, and the Mitchell Building; all of which are listed on the National Register. Bass also became the President of Security Bank until his death in 1932, then his wife, Agnes, took over his position. She married Chancery and Probate Judge James M. Shinn in 1936, and retired from her position in 1937. She was very active in the First Christian Church, teaching Sunday School classes and leading several groups until her death in 1960.

Bass had the house built in the Craftsman style, which was one of the most popular architectural styles during the first decades of the twentieth-century. According to Virginia and Lee McAlester in *A Field Guide to American Houses*, the height of popularity for the Craftsman style was from 1905 to 1930. The style was mainly inspired by the brothers Charles Sumner Greene and Henry Mather Greene who practiced architecture together in Pasadena, California, from 1893 until 1914. It was a style that emphasized the craftsmanship and materials that went into a building's construction. The Twelve Oaks estate, with its abundance of stonework comprised of stones that originated from the area around Harrison, along with its exotic interior, exhibits the emphasis on craftsmanship and materials that is a key characteristic of the Craftsman style.<sup>5</sup>

After a several months long trip to California, Agnes returned to Harrison greatly enamored with Mission and Spanish Colonial architecture. She decided to change the exterior of the home to reflect her new architectural tastes. The exterior stone was replaced with stucco circa 1940. This change to the Mission style was certainly a late change compared to the examples Bass saw in California. There was however, local precedent in the Hotel Seville (NR listed 5/19/1994) which was built in the Spanish Eclectic style so popular during the 1920s to 1940s.

The symmetry and proportion of the home fit well with the symmetrical examples of Mission seen in California. Of course the Mission style of California was also influenced by the bungalow movement that began in California. The shallow, open eaves, roof dormers, and four-square form were consistent with the mixing of Spanish Colonial architectural elements and American bungalow elements.<sup>6</sup>

---

<sup>5</sup> Ralph Wilcox, "King-Neimeyer-Mathis House," National Register of Historic Places Registration Form. From the files of the Arkansas Historic Preservation Program (2002) Section 8 Page 1.

<sup>6</sup> A very similar proceeding example can be seen in a four-square form in Kansas City, MO. See Virginia McAlester and Lee McAlester, *A Field Guide to American Houses* (New York: Alfred A. Knopf, 1998), 412.

United States Department of the Interior  
National Park Service

National Register of Historic Places Continuation Sheet

Name of Property: Twelve Oaks

---

County and State: Boone County, Arkansas

---

Name of Multiple Property Listing (If applicable): N/A

---

Section number: 8 page: 4

At least one scholar has suggested that this Mission form developed in California was the West Coast counterpart to the eastern Colonial Revival. Both forms looked to Colonial architectural styles for influence and incorporated those styles into an eclectic, American architecture.<sup>7</sup> Appropriate then that Twelve Oaks would later be adapted to the Colonial Revival style of architecture. The Colonial Revival style was inspired in part by the 1876 Centennial Celebration. The style took off in 1890 at the time that "manifest destiny" was at its peak, when Americans began to value their own architecture and heritage. Interest in Victorian architecture was beginning to wane as Americans sought architecture that reflected American values and traditions. The style was popular from 1890 to 1940, but between World War I and World War II, Colonial Revival was the most popular historic revival style in the United States.<sup>8</sup>

Bass died at Detroit's Grace Hospital, July 23, 1932. His wife Agnes lived in the house until her second husband, James M. Shinn, passed away in 1947. The house has sold twice since Bass-Shinn owned it, first to Senator Roy Milum and his wife, who lived there for fifteen years until 1964, when it was sold that same year to Harold and Dorothy Allen.

On Friday, April 20, 1973, the property was altered forever by a tornado that roared through Harrison. The entire property was damaged by the tornado, with the remaining oak trees, from which the property was named, uprooted, and the barn and garage demolished. Due to its stellar construction, the house remained without any major damages, only permanently losing its front porch, and needing its shingle and several windows replaced. Only due to the meticulous restoration done by the Allens and their daughter, Vive, the first child ever raised in the house and who still resides there today, have the property, house, and outbuildings been returned to their former integrity.<sup>9</sup> Most recently the carriage house was consumed by a fire in 1995, but no other outbuildings have been demolished.

---

<sup>7</sup> *Ibid.*, 410.

<sup>8</sup> Colonial Revival, found at: <http://www.fullertonheritage.org/Resources/archstyles/colonial.htm>.

<sup>9</sup> J.E. Dunlap, "Two TORNADOS in 20<sup>th</sup> Century Claim Lives," *Harrison Daily Times* (1986 Sesquicentennial Edition), 7.

United States Department of the Interior  
National Park Service

## National Register of Historic Places Continuation Sheet

Name of Property: Twelve Oaks

---

County and State: Boone County, Arkansas

---

Name of Multiple Property Listing (If applicable): N/A

---

Section number: 8 page: 5

Due to the work of the Allens, the estate remains one of the finest examples of its architectural style in the community of Harrison. The property, home, and surrounding structures have remained remarkably intact through the years. Both generations of the Allens have been actively involved in the preservation and restoration of the property, which was once considered one of the most opulent homes in the area, if not the state.

### Significance

The Twelve Oaks estate is being nominated to the National Register of Historic Places with local significance under **Criterion C** for its Craftsman and Colonial Revival style architecture. The house is one of the best examples of a Craftsman/Colonial Revival estate in Harrison, and is also an unusually large example of the style in the area. The house is located south of Harrison in a rural setting. The house, with its associated outbuildings and site features, still represents an intact early twentieth-century country estate.



United States Department of the Interior  
National Park Service

National Register of Historic Places Continuation Sheet

Name of Property: Twelve Oaks

---

County and State: Boone County, Arkansas

---

Name of Multiple Property Listing (If applicable): N/A

---

Section number: 9 page: 1

**Bibliography**

Boone County. <http://www.encyclopediaofarkansas.net/encyclopedia/entry-detail.aspx?search=1&entryID=749> Accessed 16 July, 2009.

Colonial Revival, found at: <http://www.fullertonheritage.org/Resources/archstyles/colonial.htm>.

J.E. Dunlap, "Two TORNADOS in 20<sup>th</sup> Century Claim Lives," *Harrison Daily Times* (1986 Sesquicentennial Edition): 7

McAlester, Virginia, and Lee McAlester. *A Field Guide to American Houses*. (New York: Alfred A Knopf, 1994).

Ralph Wilcox, "King-Neimeyer-Mathis House," National Register of Historic Places Registration Form. From the files of the Arkansas Historic Preservation Program (2002)

Will Rice, "Beautiful Country Home of Mr. and Mrs. J.W. Bass, The Finest in Arkansas," *Harrison Daily Times* (24 September 1929).

**United States Department of the Interior  
National Park Service**

**National Register of Historic Places Continuation Sheet**

Name of Property: Twelve Oaks

---

County and State: Boone County, Arkansas

---

Name of Multiple Property Listing (If applicable): N/A

---

Section number: 10 page: 1

**Verbal Boundary Description**

Beginning at UTM Point 15/489011/4001612, proceed westerly for 515 feet, thence proceed northerly for 450 feet, thence proceed easterly for 515 feet to the west edge of AR 7, thence proceed southerly along the west edge of AR 7 for 450 feet to the point of beginning. The property encompasses approximately 5.3 acres.

**Boundary Justification**

The boundary contains all of the remaining land and buildings historically associated with the property.