

United States Department of the Interior
National Park Service

NR 10/17/08

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 Rector House
other names/site number Site # CE0136

2. Location

street & number 603 West Quitman Street not for publication
city or town Heber Springs vicinity
state Arkansas code AR county Cleburne code 023 zip code 72543

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)
Catherine Rector 3/31/08
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): _____	_____	_____

Rector House

Name of Property

Cleburne County, Arkansas

County and State

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	
1		buildings
		sites
	2	structures
		objects
1	2	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

Current Functions

(Enter categories from instructions)

DOMESTIC/Single Dwelling

7. Description

Architectural Classification

(Enter categories from instructions)

LATE VICTORIAN/Queen Anne

Materials

(Enter categories from instructions)

foundation BRICK

walls ASBESTOS

roof ASPHALT SHINGLE

other

Narrative Description

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

Rector House

Name of Property

Cleburne County, Arkansas

County and State

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

1915-1916

Significant Dates

1915-1916

Significant Person (Complete if Criterion B is marked)

Cultural Affiliation (Complete if Criterion D is marked)

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:

Rector House
Name of Property

Cleburne County, Arkansas
County and State

Geographical Data

Acreeage of Property Less than one

UTM References

(Place additional UTM references on a continuation sheet.)

1 15 587484 3927766
Zone Easting Northing
2 _____

3 _____
Zone Easting Northing
4 _____

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 Priscilla Lee; Edited by Van Zbinden, National Register Historian, AHPP
organization Arkansas Historic Preservation Program date 12 December 2007
street & number 323 Center Street, 1500 Tower Building telephone (501) 324-9880
city or town Little Rock state AR zip code 72205

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 Priscilla Lee
street & number 1815 Lakeshore Drive telephone _____
city or town Heber Springs state AR zip code 72543

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.

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National Register of Historic Places Continuation Sheet

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Summary

The Rector House was built 1915-1916 for Sam Rector. Rector was president of the Arkansas National Bank based in Heber Springs. The home is approximately 2,800 square feet and is of the Free Classic Queen Anne Style.

Elaboration

Sitting on the corner of West Quitman and South Sixth Streets in Heber Springs, the Rector House was built over a period of a year in 1915-1916. The name of the builder and the architect of the home are unknown. Built in the Queen Anne style, the home typifies the Free Classic form of the Queen Anne style. The home faces north toward West Quitman Street and is four blocks south and east of the Cleburne County Courthouse. The home sits on a large corner lot with well tended ornamental gardens on the front and east side. The Rector House is a frame construction, one-and-a-half story home, originally sided with ship lap siding. The roof is a gable on hip, clad with asphalt shingles. The foundation and porch piers are common bond brick. The foundation is solid with diamond shaped vents, reminiscent of English garden bond.

Sam Rector, Jr., the home's second owner, installed asbestos siding on the home in 1955. Sam Rector, Jr., and his wife Pat lived in the home until 1960. The home continued in use as a single family dwelling until 1982 when it was converted for use as a restaurant. An addition was made on the rear of the home to accommodate a larger commercial kitchen. This addition is clad in the same asbestos siding as the rest of the home; a sizeable stockpile was found in the garage. The later addition uses a set of original windows from the rear of the home as windows in the east façade. The home retains its original windows on the north, east, and west facades. The home also retains much of the original woodwork on both the exterior and interior of the home.

North Elevation/Front

The Rector home is asymmetrical, indicative of the Queen Anne Style. The north elevation is comprised of two bays. On the west is a single bay fenestrated by one double-hung, one-over-one window. The north gable is centered above this window. Additionally, the half story in the gable is fenestrated by one small stationary window with louvered insets on the left and right. To the east is the second bay of the elevation. This bay features a large porch with shed roof supported by three columns on brick piers. Typifying the Free Classic form of the Queen Anne style are the large classical columns and the lack of spindle and gingerbread work. The bay is fenestrated by one large, double-hung, one-over-one window and the front door. There is also a secondary entrance door to the right (or west) of the front door. Both doors are wood with large, single glass panes. Three concrete steps lead from the sidewalk to the porch. A single dormer, slightly off center, punctuates the hip roof. The dormer features one stationary, arched, single-pane window with two sidelights.

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West Elevation/Side

Four bays make up the west elevation of the home. The north bay is fenestrated by one, double-hung, one-over-one window. The second bay is slightly wider than the first and third bays. This bay is fenestrated by two double-hung, one-over-one windows. These two windows are adjacent and are centered in the bay. Above the second bay is the west gable, it too features a stationary single-pane window with louvered sidelights; matching the north elevation gable. The third bay of the west side is fenestrated by two windows. Both are double-hung, one-over-one windows. The north window is the smaller of the two windows. Both of these windows are narrower than the front windows. The fourth bay, the southern most bay, of the west elevation is the rear 1982 addition. This bay is fenestrated by two aluminum, double-hung, two-over-two windows. This bay is clad in the same asbestos siding as the rest of the home. A sizeable number of extra crates of the siding were found in the garage during construction of the addition.

South Elevation/Rear

The prominent feature of the rear elevation is the 1982 addition to the home. It sits on a common bond brick foundation with foundation venting to match that of the original home. The roof of the addition is flat and thus it does not detract from the roofline and architectural detail of the original southern elevation. Two bays comprise the rear of the home. The west bay is the original rear of the home. This bay is fenestrated by one double-hung, one-over-one window. To the east is the second bay. This bay is the addition to the home. It is fenestrated by a single metal, six panel, exterior grade door. There are no windows on the south elevation of the new addition. On the east edge of the original home is the south gable. Like the gable on the front this gable is off center from the home. It too has the single-pane, stationary window with louvered sidelights.

East Elevation/Side

Facing South Sixth Street, this elevation has two bays. The southern bay is the later addition to the home. It is fenestrated by two double-hung, one-over-one windows. These windows are original and were originally on the rear of the home and were moved to the addition. The primary bay of the east elevation is the large side porch. The porch extends across the whole of the east elevation. It features four classical columns on brick piers. The balustrade features turned balusters. Fenestrations on this elevation include a door on the southern end of the bay, one large picture window forming part of a ribbon window for the dining room, and a single double-hung, one-over-one window on the north side of the elevation. The large ribbon window features three double-hung, one-over-one windows. A gable projection is centered above this window and features the same single window, louvered sidelight details as the north, west, and southern gables.

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Interior

The interior of the home has been altered very little from its original appearance. All original hardwood floors are extant. The fourteen foot ceilings, crown molding, eight-inch baseboards, and all window trim are intact. All interior doors have operational transoms to facilitate airflow. There were two fireplaces and separate brick chimneys. These fireplaces have been sealed and are no longer in use. The upstairs was a large truck room used for storage.

Integrity

The Rector House retains good integrity. Though it has a later addition, this addition is not visible from the front of the home and, as was mentioned previously, the addition does not detract from, but matches the architectural styling of the home and is clad in the exact same 1955 siding. The home retains all original windows, millwork, and doors. The porch features the columns on brick piers, turned balustrades, and asymmetrical features of the Free Classic form of the Queen Anne style. The Rector House is a good example of the Free Classic form in Heber Springs.

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Summary

The Rector House in Heber Springs was built in 1916 for Sam Rector, Sr., and his family. Sam Rector was a founder and president of the Arkansas National Bank of Heber Springs. The home is being nominated to the National Register of Historic Places with **local significance under Criteria C** as a good example of the Free Classic form of Queen Anne architecture in the town of Heber Springs.

Elaboration

Sam Rector came to Heber Springs in 1912 as a twenty-eight year old pharmacist. He moved to Heber Springs from Melbourne, Arkansas, about 60 miles north of the town. Rector was a forward thinking individual from an established family that had the resources to help him in his initial business endeavors. Though many believe Mr. John Bridwell was instrumental in persuading Sam Rector to move to Heber Springs to establish a business, Rector was attracted to Heber Springs because of the rapid growth in the area due to the Seven Medicinal Springs which were being touted as having "remarkable curative powers."

Sam Rector opened the first drug store in town, located west of Gribble's Grocery at Second and Main Streets. He was also influential in chartering the Arkansas National Bank which was originally located in the old Robbins Motor Company. The bank was located at 211 West Main Street until 1963, when it moved to its present location at Second and Main Street. In 1977, the charter was changed from a national bank to a state bank, and it is now known as the Heber Springs State Bank. It was, and still is, the largest bank in Cleburne County.

The city of Heber Springs is literally built around '7 Springs Park,' and Rector's bank and pharmacy were within walking distance of the park. Heber Springs had already become well known as a tourist area, with the first promotional brochures being printed in 1866. By the time Mr. Rector located to the town in 1912, there were ten or eleven hotels serving the people who came to try out the miracle springs. He knew that there was a need for a drug store and a bank, and with help from his family, Sam Rector was able to build the first drug store and bank in Heber Springs. The town was known as a place where travelers found gracious hosts and good accommodations in food and lodging. The climate and relaxing atmosphere of the hotels and the pleasant park made people feel better regardless of any effect the mineral waters may have had on their malaria or arthritis.

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Max Frauenthal owned the property where the springs were located, and where the park was built, and in 1907, Frauenthal deeded the property to the city of Heber Springs. He specified "free use of the park for everyone for the purpose of drinking water." That way, the waters could never be put to commercial use. It is still that way today, with hundreds of people coming every week to draw containers of water from the seven different wells in the park.

In addition to his bank and pharmacy, Mr. Rector was a speculator in the oil well business. Heber Springs, like much of Arkansas, had an oil rush in the early 1920s and much of the land in and around Heber Springs was leased. Sam Rector and his partner, Pink Mabry, purchased an old school house east of Heber Springs near Wilburn and all the land around it. Rector, it has been said, always thought there was oil underneath the land. However, nothing ever came of the oil rush. There was one well drilled near Rector's land to around 3,400 feet, but no oil was found. Though oil was never found, if he still owned it, Rector's land would be worth a lot these days, since natural gas has been found in the area around Heber Springs.

As a successful druggist, real estate buyer, and president of the Arkansas State Bank, Rector was a prominent man in the community. He built his home near the county courthouse, city square, and main business district. Though we do not know if he hired an architect, nor whom he chose to build his home, the choice of the Free Classic form of the Queen Anne style was Rector's statement of his importance to the community. There are no other homes on Quitman of the Free Classic, Queen Anne style. The majority of homes are second or third generation housing stock consisting primarily of modern post war homes.

Mr. Sam Rector's son, Felts Rector, carried on his father's tradition in the bank after his father's death in 1950, and the town took another phenomenal growth spurt. In 1963, President John F. Kennedy came to Heber Springs to dedicate a dam which formed Greers Ferry Lake. The town of Heber Springs began a boom in population as thousands of people came to Heber Springs. However, these people were not just tourists. Many came from the Memphis, Tennessee, area and purchased weekend homes in Heber Springs. Felts Rector was very active in establishing financing for this influx of individuals. The population of Heber Springs doubled from 2,265 before the lake was established to 5,000 in 1978. It has leveled off at the present time to 6,200 permanent residents, but swells to over 20,000 on the weekends during summer months. Felts Rector tended the financial needs of the lake area community of Heber Springs until his retirement. Felts Rector is still very active in community affairs, and lives adjacent to the Rector House.

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After the Rector family sold their home, the Rector House was a top-rated restaurant for many years, being noticed by several publications, including *Southern Living*. The lake area residents and tourists came from neighboring states to try the Italian fare served at the 4 star restaurant. When the restaurant owner, Katherine Ramsey, died the Rector House became a commercial office. Renovation began in 2005 to restore the home to its original beauty and it is now again a private residence.

Statement of Significance

The Rector House in Heber Springs was built in 1916 for Sam Rector, Sr. and his family. Sam Rector was a banker and president of the Arkansas National Bank of Heber Springs until 1950. The home is being nominated to the National Register of Historic Places with **local significance** under **Criteria C** as a good example of the Free Classic form of Queen Anne architecture in the town of Heber Springs.

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Bibliography

Evalena, Berry. *Time and the River: A History of Cleburne County*. Little Rock, AR: Rose Publishing Company, 1982.

_____. *Sugar Loaf Springs: Heber's Elegant Watering Place*. Conway, AR: River Road Press, 1985.

Cleburne County Historical Society. Research Files, Various.

Cleburne County Assessor. *Deed Book 10*.

_____. *Deed Book 11*.

_____. *Deed Book 12*.

Rector, Felts. Conversations with the author on several occasions.

Rector House
e of Property

Cleburne County, Arkansas
County and State

United States Department of the Interior
National Park Service

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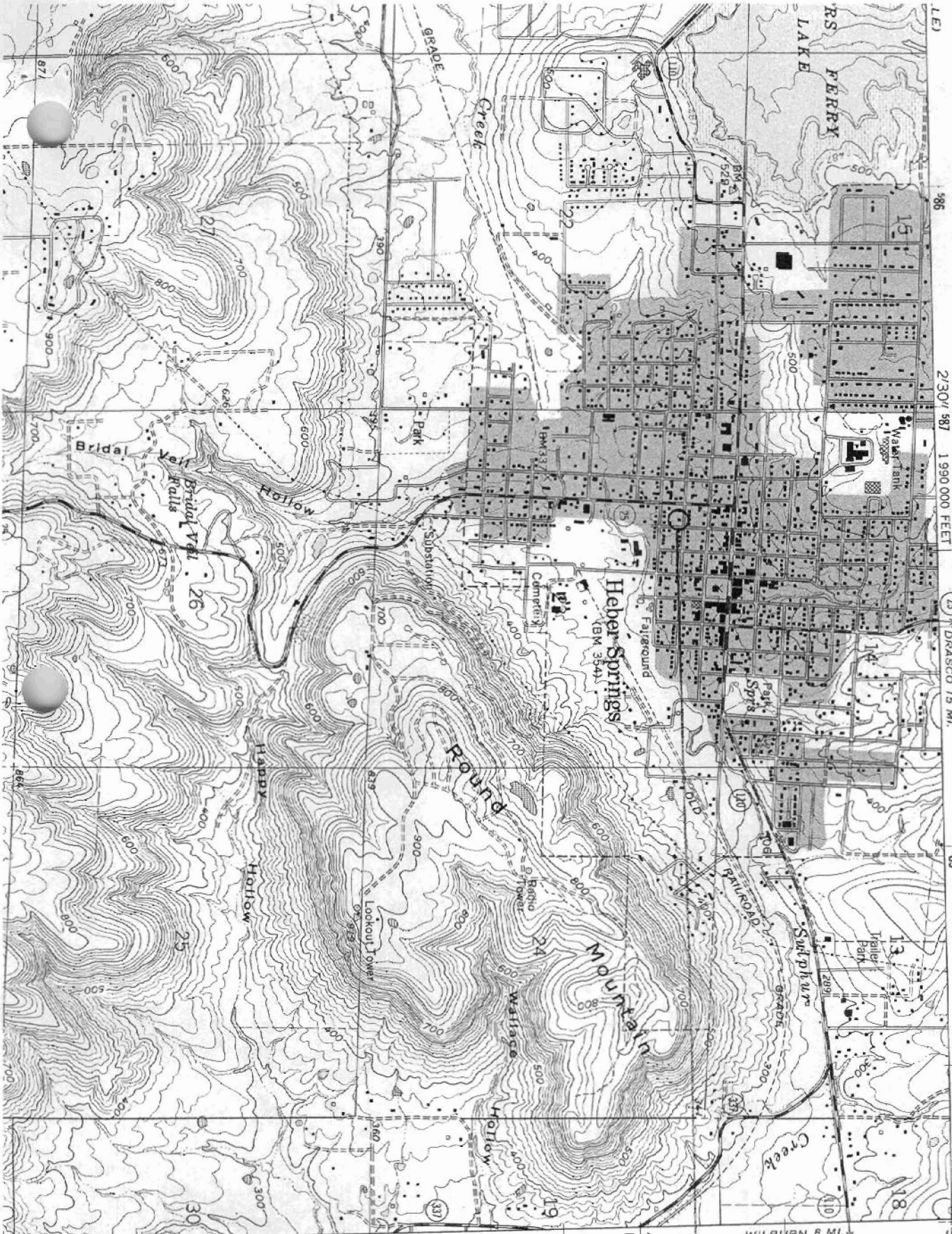
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Verbal Boundary Description

Lots 1, 2, & 3 of Block 77 in the West Addition of the town of Heber Springs.

Boundary Justification

This boundary includes all the land historically associated with the Rector House.



HEBER SPRINGS QUADRANGLE
 ARKANSAS-CLEBURNE CO.
 7.5 MINUTE SERIES (TOPOGRAPHIC)

2/30' 587 1 990 000 FEET
 25 BATESVILLE 40 MI.
 DRASCO 15 MI.
 589
 R. 10 W. R. 9 W. 92° 00'
 35° 30'

RECTOR HOUSE
 HEBER SPRINGS
 CLEBURNE CO.
 UTM:
 15/587484 /
 3927766

7655 III SW DAM
 (GREERS FERRY DAM)

