

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 National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions.

1. Name of Property

Historic name: Dr. Albert H. Tribble House

Other names/site number: Tribble House, GA0951

Name of related multiple property listing:
N/A

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

2. Location

Street & number: 100 Trivista Right

City or town: Hot Springs State: AR County: Garland

Not For Publication: Vicinity:

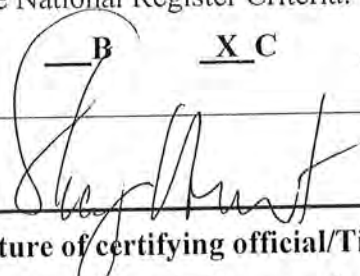
3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended, I hereby certify that this X nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property X meets does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

 national statewide X local
Applicable National Register Criteria:

 A B X C D

	December 5, 2018
Signature of certifying official/Title:	Date
<u>Arkansas Historic Preservation Program</u>	
State or Federal agency/bureau or Tribal Government	

In my opinion, the property <u> </u> meets <u> </u> does not meet the National Register criteria.	
Signature of commenting official:	Date
Title :	State or Federal agency/bureau or Tribal Government

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4. National Park Service Certification

I hereby certify that this property is:

- entered in the National Register
- determined eligible for the National Register
- determined not eligible for the National Register
- removed from the National Register
- other (explain:) _____

Signature of the Keeper

Date of Action

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

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Number of Resources within Property

(Do not include previously listed resources in the count)

Contributing	Noncontributing	
<u>1</u>	_____	buildings
_____	_____	sites
_____	_____	structures
_____	_____	objects
<u>1</u>	_____	Total

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

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7. Description

Architectural Classification

(Enter categories from instructions.)

Late 19th and 20th Century Revivals: Classical Revival

Materials: (enter categories from instructions.)

Principal exterior materials of the property: BRICKS, CONCRETE, ASPHALT SHINGLES

Narrative Description

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

Summary Paragraph

The Dr. Albert H. Tribble House is a Colonial Revival style, three and one-half story, single-family residence located at 100 Trivista Right in the city of Hot Springs, Garland County, Arkansas. The house was possibly designed by Hot Springs architect Irven Donald McDaniel for the Tribble family during the mid-1930s.¹ The extensive landscaping around the property was original designed by the Lambert Landscape Company of Dallas, Texas. The house sits on one of the most prominent properties in the surrounding Trivista development which was original purchased and developed by Dr. Tribble as an up-scale residential property development

¹ Although attributed to McDaniel in some local histories, no direct proof of this claim has been found to date. It is possible that drawings that are noted in a description of the Garland County Historical Society's collections in 1987 have since been lost. The drawings are mentioned in the section following: "This collection includes the original architectural drawings of buildings designed by I Granger McDaniel, Irven D. McDaniel, and William Swanson. Among the drawings are those of the Tribble house on Trivista Avenue..." Wendy Richter, "A Guide to the Collections of the Garland County Historical Society," *The Record*, 1987, Garland County Historical Society, pp. 93-94.

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adjacent to Central Avenue, the main thoroughfare through the city and near the Oaklawn horse racing complex just to the south.

Narrative Description

The Dr. Albert H. Tribble House is three and a half stories tall, although only two and a half stories are visible along the main public façade of the house which faces Trivista Right Street. The lower story is nestled into the surrounding landscape due to the steep slope of the property from street level height to the north down toward the southern property line. This property encompasses the first three of the original lots of the Trivista development which Dr. Tribble reserved for his personal residence when he divided out the parcels in the early 1930s. The house is topped by an asphalt shingled, side-gabled roof and clad in blonde colored bricks. Two brick chimneys pierce the roofline, one at the gable ridge along the eastern edge of the roof and the second to the south of the gable ridge along the western edge of the roof. The house sits on poured-concrete foundation walls, which are still partially visible in some of the converted basement spaces.

Front (North) Façade

The front façade is symmetrical, as is characteristic of some Colonial Revival styles. The house features original wooden windows and French doors as well as an original elaborate semi-circular, two-story front portico supported by two free-standing columns and two engaged columns. The porch roof is supported by tall fluted columns topped with elaborate Corinthian capitals. The front porch is topped by a decorative metal railing. The slightly extended eaves of the house include dentil details under the eaves along the front and rear façade.

The front door of the house is approached by a large paved circle drive with ornamental hedges and plantings throughout the front yard. The front door is flanked by narrow side-light windows and topped by a square fan-light window. The doorway is also topped by a decorative brick arch and flanked by metal lantern lights.

At the entry floor level, there are two sets of paired French doors to each side of the entry porch. These doors served as windows for the two large interior spaces along this façade. These French doors also open onto a shallow brick patio that connects with the paved circle drive in front of the house. Above the door and each of the French door pairs is a six-over-six, double-hung window at the second floor level. All of the front façade windows and door pairs are flanked by shutters, painted to blend with the blonde brick of the exterior.

Side (East) Façade

Along the east façade of the Tribble House all three and half stories of the property are apparent. A paved driveway stretches from Trivista Right Street to the garage space in the basement of the house. The lowest visible floor is the basement level and includes two wooden garage doors to either side of the side chimney base. The basement level is separated from the upper levels by a

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simple concrete belt course. The upper two full stories include a single six-over-six wooden window to either side of the central chimney. The southern side of this façade includes an extended section of brick that encloses the addition of a small elevator that services the basement and the two main full floors of the house. This elevator was added by the current owner several years ago and the brick that encloses the elevator shaft was purchased from the same manufacturer of the original exterior brick to match the rest of the house. To the south of the elevator tower are a pair of twelve-pane casement windows at each full floor level. Just under the apex of the gable is a single lunette window that lights the converted attic level of the house. The east side of the house includes a large cut into the original slope of the lot to accommodate the driveway and garage of the house. A tall stone retaining wall stretches along the driveway from the house to the east, creating a small protected garden area along the northern edge of the driveway.

Rear (South) Façade

Unlike the front façade, the rear façade is not symmetrical. The eastern section of the rear façade includes four adjacent bays of pairs of twelve-pane casement windows at each of the main two floor levels. The casement window bands are divided by an exterior paneled wall and the lower casements sit on a short wall with an exterior clad with brick. These casement windows give light into two interior sitting rooms and allow for the opening up of the interior of the house to the rear garden space. At the second floor level, just under the eave line of the roof and just to the west of the row of casement windows is a small, horizontal, eight-over-eight, double-hung window.

Along the western edge of the rear façade at the first floor and basement level, the façade is extended into the garden space by several feet. At the basement level, a southern wooden wall with four twelve-pane casement windows and a western wooden wall with a single six-over-six window encloses an area that was originally an exterior storage space. The corner brick column is still visible from the exterior of the house. This space was enclosed several years ago by the current owner to serve as a small sheltered potting area. At the first floor level, this extended section of façade includes large single-pane windows and a set of exterior French doors and is topped by a small separate section of roof. A portion of this extended area is original and served as an exterior storage closet. The eastern portion of this extended area was enclosed by the current owner to create an interior dining space off of the kitchen. Above this extension, at the second floor level, are three pairs of adjacent twelve-pane casement windows. The rear roof line includes a dormer with a gabled roof and includes three adjacent six-over-six, single-hung windows, added by the current owner of the property to view the races at the nearby Oaklawn horse track just to the south.

The rear façade is dominated by a large wooden porch at the main first floor level. This porch is supported by square wooden columns creating a sheltered storage area at the basement level. Sheets of wooden lattice delineate the lower storage area. The large porch is reached by a wooden staircase with wooden handrails from the lower garden area.

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Side (West) Façade

The west façade of the Tribble House includes a second brick chimney that pierces the roofline to the south of the main ridge line of the roof. To the south of the chimney, at the second floor level, is a single six-over-six window. At the first floor level, to the south of the chimney, is a small pair of six-pane casement windows. To the north of the chimney, at the second floor level, are two widely spaced, six-over-six windows. At the first floor level there are two narrowly spaced, six-over-six windows that have been covered with metal security grills. Just under the apex of the gable is a single lunette window that lights the converted attic level of the house.

Interior

The interior of the Tribble House includes several original fixtures and finishes, including the wood floors throughout, a central wooden staircase, large wooden moldings in the formal spaces of the first floor, picture molding throughout, original bathroom fixtures including pedestal sinks, tubs and tile, built-in bookcases and desks in the bedrooms, and original door and window hardware. The first floor parlor space includes an original Classical Revival Style wooden fireplace mantle with a red brick surround and a red tile hearth.

The interior layout of the house has not been changed. The first floor includes the main formal living spaces, including the parlor, dining room, living room and kitchen. The second floor includes bedrooms and bathrooms and a small den space. The attic space was converted into a bedroom and living space by the second owner of the property. A portion of the basement has also been converted from storage space into a bedroom and bathroom.

Rear Garden

The original landscape plan for the property was developed by the Lambert Landscaping Company of Dallas, Texas, as evidenced by a surviving landscape plan drawing in the possession of the current owner. The garden was designed around a central circular water feature flanked to the north by an area of open lawn. To the west of the water feature was a series of pathways that lead past the residence to the front patio. One of these paths led through an area designed as a more secluded and densely planted area of garden with irregular, more natural plantings. To the east of the water feature was a more formal series of flower and hedge plantings in long, linear beds with straight pathways. Some areas of this original plan have been maintained and restored by the current owner. The large circular water feature contains a flower bedecked cupid fountain surrounded by a circular paved pathway. The garden features stone-paved walkways and both cut stone and field stone low walls throughout. There are also several areas of ornamental hedges and metal arbors as well as several pieces of installed artwork. The far southern area of the property, which backs directly onto the parking lot of the Oaklawn horse racing complex, is wooded with several large, mature trees and is a remnant of the original small orchard planted in this area.

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Integrity

The Tribble House has been maintained in excellent condition, with many of the original features still intact. An area of the basement, originally used for storage has been converted into a bedroom and bathroom. The attic space was also finished-out to create a bedroom and living space and a rear dormer was added to the roofline. This was done by the current owners of the home so that the owners could view the nearby horse racetrack from the comfort of their own home. One small addition to the rear of the house, now used as a small dining area off the kitchen has been added to the home. Also, a small exterior storage space at the rear of the house along the basement level was enclosed to create a sheltered potting area. The current owner added a small elevator, with its exterior clad in matching blonde brick, to the eastern façade of the home. Also, the rear garden has changed; however, several elements of original plan remain or were restored by the current owners.

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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.)

- A. Owned by a religious institution or used for religious purposes
- B. Removed from its original location
- C. A birthplace or grave
- D. A cemetery
- E. A reconstructed building, object, or structure
- F. A commemorative property
- G. Less than 50 years old or achieving significance within the past 50 years

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Areas of Significance

(Enter categories from instructions.)

Architecture
Community Planning and Development

Period of Significance

1938

Significant Dates

Significant Person

(Complete only if Criterion B is marked above.)

Cultural Affiliation

Architect/Builder

Possibly: Irven D. McDaniel

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

The Dr. Albert H. Tribble House was completed in 1938 for the Tribble family of Hot Springs, Arkansas. The Dr. Albert H. Tribble House is being nominated to the National Register of Historic Places under **Criterion C**, with **local significance**, under Architecture as an excellent example of a Neo-Classical Revival Style home in Hot Springs, Arkansas, possibly designed by prominent architect Irven D. McDaniel prior to WWII. The Tribble House is also being nominated to the National Register of Historic Places under **Criterion A**, with **local significance**, under Community Planning and Development, as an important early residence built to be the most prominent home in the Trivista residential development by the owner and organizer of the development, Dr. Albert H. Tribble.

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

The City of Hot Springs

The town of Hot Springs was incorporated in 1851 as a health spa and resort area, catering to invalids and leisure seekers who hoped to find relief in the area's thermal springs at the local bathhouses.² The current city of Hot Springs National Park, locally known just as Hot Springs, not to be confused with the federally administrated Hot Springs National Park area, extends from Central Avenue, across from Bathhouse Row, and away from the springs in the narrow valley and over the open plain to the south and east as well as into the valley to the north. Before the town was officially established, the area surrounding the springs was reserved for federal use by the United States Congress in 1832.³

After early European exploration, the land surrounding the springs was used mostly by travelers and early local settlers as a source of healing thermal water. In 1807, local planter Emmanuel Prudhomme became the first settler of modern Hot Springs National Park.⁴ Over the next few decades, new homes and even a few early hotels started to draw new residents and travelers to the area.⁵ In 1820, the Arkansas Territorial Legislature requested that the springs and adjoining mountains be set aside as a federal reservation.⁶ In 1832, the 22nd United States Congress

² Guy Lancaster, "Hot Springs (Garland County)," *Encyclopedia of Arkansas*, November 12, 2014.

³ Shugart Sharon, *Hot Springs National Park: A Brief History of the Park* (National Park Service, 2003).

⁴ Lancaster, "Hot Springs (Garland County)".

⁵ *Ibid.*

⁶ Sharon Shugart, *Hot Springs National Park: A Brief History of the Park* (National Park Service, 2003).

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formed the national reservation at Hot Springs, granting federal protection to the local thermal springs.⁷ The Hot Springs Reservation was designated for public use as a park in 1880. In 1921, an act of Congress changed the name officially to Hot Springs National Park with its designation as the 18th National Park.⁸ After the federal government began controlling the springs in the 1870s, major improvements were made to the area.

As the popularity of thermal water treatments for various ills and afflictions grew during the end of the 19th century through the mid-20th century, the town of Hot Springs came to depend on the tourists and patients attracted by the springs. After 1877, when Benjamin F. Kelley was appointed by Congress as the first superintendent of the Hot Springs Reservation, new engineering projects and the construction of a rail connection from the Rock Island Railroad transformed the area into a major resort destination that would continue to grow for decades.⁹ Also, the area was soon a regional center for medical professionals attracted by the multitude of visiting patients hoping to partake in the reportedly healing spa waters.

During the 19th and 20th century, the town of Hot Springs had grown out of the small valley between Hot Springs Mountain to the east and West Mountain to the west. The bathhouses, now all situated along Bathhouse Row, running along the eastern side of Central Avenue were improved, remodeled and rebuilt through the 1930s, creating a row of palatial complexes dedicated to healing and relaxing. Although the Great Depression years of the 1930s did affect the profitability of the bathhouses and park, a cut in the general hours of operation for the bathhouses helped to divert too heavy a financial blow.¹⁰ The tourist trade, however, began to diminish in the 1960s and 1970s. The great bathhouses that had been constructed in the late 19th century and early 20th century closed one by one. By 1985, only the Buckstaff Bathhouse was still operating on Bathhouse Row.¹¹ By the turn of the 21st century, new interest in heritage tourism and the listing of Bathhouse Row as a National Historic Landmark in 1987 led to a revival in Hot Springs National Park and the surrounding city of Hot Springs.

As the city of Hot Springs National Park grew during the 20th century, new residential and commercial developments were built along Central Avenue, the main thoroughfare through the center of the city. New residential districts grew to the south and east. This included the area that was purchased and developed by Dr. Albert Tribble just to the north of the Oaklawn horse racing complex along Central Avenue. Even during the Depression years, continued new development along Central Avenue showed that the city was still enjoying a surprisingly robust economy. In a July 1937 newspaper article in the local *New Era* newspaper, over \$150,000 in recent construction investment was announced as a new peak in the Hot Springs business

⁷ *Ibid.*

⁸ *Ibid.*

⁹ Lancaster, "Hot Springs (Garland County)".

¹⁰ "1933: ... Park concession business dropped off because of the Great Depression, but early closing to decrease operating costs stopped the decline." Sharon Shurgart, *The Hot Springs of Arkansas the Years: A Chronology of Events* (Hot Springs National Park: Department of the Interior: National Park Service, 2004).

¹¹ Shurgart, *Hot Springs National Park: A Brief History of the Park* (National Park Service, 2003).

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district.¹² This was just before Dr. Tribble was to complete his new residence in his new Trivista development and just as he was beginning to sell several residential lots for new home construction just to the east of his new house. The Tribble House was built in 1938 for the Tribble family, including Dr. Albert H. Tribble, his wife Martha (Schaefer) Tribble, and their daughter Mary Nell Tribble.

Dr. Albert H. Tribble

Dr. Albert Henry Tribble was a trusted, prominent, and successful member of the local medical profession of Hot Springs, Arkansas. Tribble was born in Franklin, Kentucky, on December 17, 1876, to Albert King Tribble and Nelle Jane Roark Tribble.¹³ He earned his medical degree at the University of Kansas Medical School in c. 1904 while living with his brother who had previously moved to Kansas. Dr. Tribble soon moved to Hot Springs, Arkansas, where he started his medical practice in 1904, specializing in abdominal surgery.¹⁴ After living in Hot Springs for a few years and working in a medical practice with his friend, Dr. Biggs, Dr. Tribble and Dr. Biggs were given the opportunity to travel to Germany to study advanced medical and surgical techniques at the University of Berlin under a Dr. DeBiers.¹⁵ While Dr. Biggs returned the United States after two months, Dr. Tribble stayed in Berlin for two years from 1906 until 1908. After returning to Hot Springs, he soon restarted his practice with Dr. Biggs.

In 1910, Dr. Tribble married Martha Elizabeth Schaefer in Toccoa, Georgia. Martha Schaefer was originally from Baltimore, Maryland. The couple would have only one child, Mary Nell Tribble. The couple first lived in a rented house along Quapaw Avenue. In 1913 this house burned and the couple were rescued by a friend who was driving by in a wagon. The couple were taken to safety, although Mrs. Tribble lamented the fact that she was not wearing better shoes, having on only her garden work shoes. The Tribble family then moved to a house at 1616 Central Avenue where they would live until their new home in the Trivista neighborhood was completed in 1938.¹⁶

During the late 19th and early 20th century, the practice of dichotomy, or fee-splitting, between local doctors and enterprising locals who would solicit patients for particular doctors was a growing problem in the resort city of Hot Springs.¹⁷ The practice, known locally as “drumming”, quickly became a racket, known locally as “drumming”, that thrived due to the areas national reputation as a destination for the ill and infirm due to the ready access to the

¹² “\$150,000 in Construction,” *Hot Springs New Era*, July 24, 1937. p. 5.

¹³ “Dr. A. H. Tribble Dies; Funeral Service Today,” *Sentinel-Record*, Newspaper, Hot Springs, Arkansas, 24 June 1966, Obituaries.

¹⁴ Anthony, Isabel Burton, ed., *Garland County, Arkansas: Our History and Heritage*, Hot Springs, Arkansas: Garland County Historical Society, 2009, p. 608.

¹⁵ “Albert Henry Tribble, M.D.: 1876 – 1966,” *The Record*, 1989, Garland County Historical Society, pp. 56 – 58.

¹⁶ As of 2018, the house at 1616 Central Avenue where the Tribble’s lived for a time was still standing and was owned by the nearby motel.

¹⁷ Fred Cron, “Drumming In Hot Springs,” *The Record*, Garland County Historical Society, Vol. 37, Pp. 37 - 47.

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natural hot springs in the city and a multitude of medical offices. With the constant influx of tourists and patients seeking treatments or just a soak in the hot spring water, a local industry soon grew up in which locals would scout out newcomers and offer to guide them to the “best” doctors and accommodations in town. These local “drummers” would then be given a part of the recommended doctor’s profits for their efforts. Sometimes, these drummers would even start their efforts to direct incoming tourists and patients while on the inbound trains. The practice became so pervasive in Hot Springs that the business of the health resorts and local doctors was endangered and referring physicians across the country warned patients to stay away from Hot Springs, Arkansas. In order to combat the problem, members of the local Garland County Medical Society organized a secret special committee of three local doctors that included Dr. Albert Tribble. In late 1916, this committee was empowered by the society with the ability to spend a large collected fund, in secret and without oversight, in the pursuit of crooked doctors and drummers in the city. This power afforded to the three doctors on the committee, including Dr. Tribble, was a sign of the complete trust and confidence the society held for those involved in the secret committee. The group soon started work and through various investigations, both overt and covert, the committee gathered enough evidence to show that several physicians and hotels were using drummers and essentially paying to have patients and guest directed specifically to their offices. This investigation led local and federal authorities to have the registration revoked for nine physicians and thirteen hotels banned from sending guests to the bathhouses for three months. This mass investigation and harsh punishment effectively ended the large-scale practice of drumming in the Hot Springs community.

During World War I, Dr. Tribble served with the Army Medical Corps. After his service, he was discharged with the rank of Captain at Camp Beauregard, Louisiana, in 1919.¹⁸ In 1920, Dr. Tribble became the first area physician to become a fellow of the American College of Surgeons. When the Medical Arts Building (NR listed 1978), known as the “Skyscraper of Health”, opened in September of 1930, Dr. Albert Tribble was one of the fifty-five medical and commercial businesses located in offices in the building.¹⁹ This Art Deco style masterpiece along Central Avenue in the heart of Hot Springs was the state’s tallest building when it opened and was a monument to the importance of the health industry in the spa town. Dr. Tribble kept offices on the fourth floor of the Medical Arts Building from its opening until his retirement in 1963.²⁰ During his medical career, Dr. Tribble was also instrumental in the building of the new St. Joseph’s Hospital and the St. Joseph’s School of Nursing.²¹ He was also an early adopter of the new X-ray technology in his practice and employed X-ray specialists for many years.²² Dr. Tribble was also known in his youth as a keen horse man and owned a black horse called “Midnight” that was his pride and joy for many years. His love of horses may have been one reason why he purchased land for his new residential development next to the large horse racing

¹⁸ “Dr. A. H. Tribble Dies; Funeral Service Today,” *Sentinel-Record*.

¹⁹ Charles “Chuck” Cunning, “The Skyscraper of Health: Medical Arts Building and Drug Store,” *The Record*, 2006, Garland County Historical Society, pp. 41-43.

²⁰ *Ibid.* “Albert Henry Tribble, M.D.: 1876 – 1966,” *The Record*, 1989, Garland County Historical Society, pp. 56 – 58.

²¹ “Dr. A. H. Tribble Dies; Funeral Service Today,” *Sentinel-Record*.

²² “Albert Henry Tribble, M.D.: 1876 – 1966,” *The Record*, 1989, Garland County Historical Society, pp. 56 – 58.

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complex known as Oaklawn. After his purchase of the property in the late 1920s, it was reported in local histories that there was some opposition to the new development. After at least two years of delays, the official plat for the new neighborhood was finally recorded in 1930. It is also noted in local histories of the area that Dr. Tribble transported over 200 native dogwood trees from a farm he owned in the area to his new development as a way to beautify the area.²³

The Trivista Development

In March of 1930, Dr. Albert Tribble filed the plat for his newly developed subdivision of "Trivista" located just to the north of the horse racing complex of Oaklawn along Central Avenue, south of the downtown core of Hot Springs. The plat for the new residential development was drawn and possibly laid out by A. F. Annen, a local civil engineer, as noted on the drawing filed with the local circuit clerk.²⁴ The development included a central entry street originally known as Harlan Boulevard but eventually renamed Trivista Right. After half a block, this street splits into a continuation of Harlan Blvd to the left, which would soon be renamed Trivista Left and to the right, Vermelle Avenue, soon renamed as the continuation of the central entry street of Trivista Right. A small triangular park sits in the center of the street at the split, creating a small curved street between the Trivista Left and Trivista Right, known originally as Trivista Circle. This development stretched between Central Avenue to the west and Terry Street to the east. The development was platted with large lots and nearly all of the homes eventually constructed in the area were large-scale, single-family residences.

In 1938, several years after the establishment of his new residential development, Dr. Tribble and his family moved into their large, newly completed, Neo-Classical Revival Style home at 100 Trivista Right. The Tribble House was located on three original lots, 1 through 3, that were reserved by Dr. Tribble for his own residence. These lots are the highest in the neighborhood and situate the home just to the right when you enter the development from Central Avenue, an obvious place of prominence in the neighborhood.

Irven Donald McDaniel

The home has been attributed to locally prominent architect Irven Donald McDaniel.²⁵ The house does fit within the overall variety seen in McDaniel's work prior to his shift toward modernism in the 1940s. Prior to WWII, McDaniel designed both large and small scale buildings in a wide variety of styles as evidenced by the large collection of original drawings

²³ *Ibid.*

²⁴ "Trivista, Dr. A. H. Tribble, Owner," Book 184, Page 456, circuit clerk's records, Hot Springs, Garland County, Arkansas, 24 March 1930.

²⁵ Although attributed to McDaniel in some local histories, no direct proof of this claim has been found to date. It is possible that drawings that are noted in a description of the Garland County Historical Society's collections in 1987 have since been lost. The drawings are mentioned in the section following: "This collection includes the original architectural drawings of buildings designed by I Granger McDaniel, Irven D. McDaniel, and William Swanson. Among the drawings are those of the Tribble house on Trivista Avenue..." Wendy Richter, "A Guide to the Collections of the Garland County Historical Society," *The Record*, 1987, Garland County Historical Society, pp. 93-94.

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from the McDaniel office now kept at the Garland County Historical Society office. McDaniel was an excellent designer who was fluent in all of the early-20th-century styles that were popular throughout Arkansas.

Irven Donald McDaniel was born in Holland, Texas, on April 14, 1894.²⁶ He moved with his family to Pine Bluff, Arkansas, where he attended High School in Pine Bluff for three years, from 1909 to 1912.²⁷ Irven D. McDaniel enlisted in the United States Army on May 3, 1917, where he served in the Army Corp of Engineers during the last year of World War I.²⁸ During his service with the Army Corp of Engineers, McDaniel was likely trained in and gathered important experience in engineering and construction. He was honorably discharged from the Army as a Sergeant on March 28, 1919.²⁹ After completing his military service, McDaniel entered a Beaux Arts style Atelier in St. Louis and completed a course in architectural design.³⁰ After his studies in St. Louis, McDaniel returned to his mother's home in Pine Bluff and started work for local architects Mitchell Seligman and G. A. Edelsvard until 1920.³¹ In late 1920, McDaniel moved to Memphis, Tennessee, with his new bride Camille Lewis McDaniel to enter into an architectural partnership with a local architect by the name of Richard L. Sieg.³² During his time in Memphis, McDaniel applied for and received a license to practice architecture in Tennessee in 1922.³³ After ending his partnership with Richard Sieg in 1927, McDaniel began a solo practice in Memphis. McDaniel moved his practice and his growing family to Hot Springs, Arkansas, in late 1929 or early 1930.³⁴ Between 1922 and 1933, Irven D. and Camille McDaniel had four children; Virginia in 1922, Irvin Granger in 1923, Caldwell in 1926, and Daley in 1933. During the Depression years, McDaniel worked as an Engineer and

²⁶ "Irven Donald McDaniel," Application for Registration as Registered Architect, Arkansas State Board of Architects, Architect Research Files of the Arkansas Historic Preservation Program.

²⁷ *Ibid.*

²⁸ *Applications for Headstones for U.S. Military Veterans, 1925-1941*. Microfilm publication M1916, 134 rolls. ARC ID: [596118](#). Records of the Office of the Quartermaster General, Record Group 92. National Archives at Washington, D.C.. "Death Takes I. D. McDaniel, Architect," *Arkansas Gazette*, March 15, 1960. Obituaries.

²⁹ *Ibid.*

³⁰ "Death Takes I. D. McDaniel, Architect," *Arkansas Gazette*, March 15, 1960. Obituaries.

³¹ He also may have worked in Texas sometime in 1919 or 1920. "Irven Donald McDaniel," Application for Registration as Registered Architect, Arkansas State Board of Architects, Architect Research Files of the Arkansas Historic Preservation Program. Richard Lum and James W. Leslie, "Pine Bluff's Most Prolific Architect - Mitchell Seligman," *Jefferson County Historical Quarterly*, v 27, n 2, 1999; "Selligman & Edelsvard, 206 Pine Street, Pine Bluff, Ark., have dissolved partnership. G. A. Edelsvard will continue the practice of architecture under his own name.": "Personals," *The American Architect*, v 117, n 2298, New York, 7 January 1920, Part 1. "Death Takes I. D. McDaniel, Architect," *Arkansas Gazette*, March 15, 1960. Obituaries.

³² "Irven Donald McDaniel," Application for Registration as Registered Architect, Arkansas State Board of Architects, Architect Research Files of the Arkansas Historic Preservation Program.

³³ This license lapsed in 1929, due to his later move to Arkansas and the lack of projects in Tennessee after 1927. *Ibid.*

³⁴ U.S. Census Bureau, 1930 Census.

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Inspector for PWA projects from July to February of 1935.³⁵ McDaniel would continue to practice architecture in Hot Springs, with the help of his son Irven Granger McDaniel after 1945, until his death on March 16, 1960.³⁶ During his long architectural career, Irven D. McDaniel designed and worked on projects in styles ranging from early 20th century traditional styles such as the colonial-revival courthouse in Blytheville (NR 12.6.1996) to the International Style Jack Tar Hotel and Bathhouse (NR 2.21.2006) and the Perry Plaza Motel (NR 2.11.2004), both in Hot Springs, Arkansas.

The Tribble House was designed in the Neo-Classical Revival Style that was popular throughout the United States from the late 19th century through the mid-20th century. Although simple in design and lacking the ornamental door and window surrounds sometimes seen in other earlier examples, the house includes many of the style's touchstone features. This includes the most iconic emblem of the style, the inclusion of a full-height, semi-circular entry porch supported by fluted columns topped with Corinthian capitals.³⁷ The house also features typical stylistic elements such as rectangular, double-hung windows throughout as well as tall window/French-doors along the first floor of the front façade. The side gable form of the roof was a popular trend for this style during the mid-1920s through the 1950s and was often paired with the use of slender support columns for the porch roof.³⁸ Also, small dentil details are visible under the ridgeline of the roof along the front façade.

The national interest in Neo-Classical Revival architecture was in-part inspired by the World's Columbian Exposition, otherwise known as the Chicago World's Fair, held in 1893.³⁹ The Neo-Classical Revival style was prevalent in the United States during the first four decades of the 20th century. The typical characteristics that constitute the Neo-Classical Revival Style include meticulous detail that is often expressed via classical elements such as classical orders and symmetrical facades.⁴⁰ The use of classical elements was often eclectic in many residential designs as the revival of interest in the classical style of the early decades of the 20th century was a synthesis and melding of various previous Greek, Roman, Georgian, Adamesque, and early Classical Revival elements that were familiar from earlier buildings and publications throughout the United States.⁴¹

The landscape around the house was also formally designed by an early well-known Landscape company, Lambert Landscape Company. As evidenced by a surviving original landscape plan dated December 1937, now in the possession of the current owner of the Dr. Tribble House, the large yard was designed as a set of formal and informal gardens with a rear orchard. This plan is

³⁵ "Irven Donald McDaniel," Application for Registration as Registered Architect, Arkansas State Board of Architects, Architect Research Files of the Arkansas Historic Preservation Program.

³⁶ "Death Takes I. D. McDaniel, Architect," *Arkansas Gazette*, March 15, 1960. Obituaries.

³⁷ Virginia McAlester and A. Lee McAlester, *A Field Guide to American Houses*, New York: Knopf, 1994, pp. 343 – 344.

³⁸ *Ibid.*

³⁹ *Ibid.*

⁴⁰ Ralph S. Wilcox, National Register and Survey Coordinator, A Reference Guide to the Architectural Styles of Arkansas, PDF, Little Rock: Arkansas Historic Preservation Program.

⁴¹ McAlester, *A Field Guide to American Houses*, p. 346.

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noted to be by the “Lambert Landscape Co., Inc.”. The Lambert Landscape Company was founded by landscape architect Joe Lambert, Sr., in 1919 in Shreveport, Louisiana.⁴² Lambert’s son, Joe, Jr., was raised in Shreveport and studied art and urban planning at Columbia University.⁴³ After graduating from Columbia University, Joe Lambert, Jr., joined his father’s landscape firm. In 1933, Joe Lambert, Jr., and his brother Henry Lambert travelled to Dallas, Texas, on a job for the family firm, to help a prospective customer find a way to bring azaleas to the city.⁴⁴ After their successful visit, the two brothers decided that Dallas would be a perfect place to launch a new branch office of the family landscape firm.⁴⁵ After their official expansion to Dallas in 1935, the firm continued to grow, with its headquarters eventually transferred to Dallas. Today, the firm continues to be a major landscape design and build firm with projects across the country.⁴⁶ During the early 20th century, the Lambert firm created gardens that were often formal in plan, with defined areas of lawns or plantings interspersed with formally-shaped box hedges and ornamental fountains. The landscape plan for the Dr. Tribble House was also designed in this formal fashion, with some side areas designated for winding, more organic pathways and plantings. The garden was mostly dismantled by previous homeowners. However, the current owners are garden enthusiasts and re-introduced many of the original garden designs as noted in the surviving landscape plan.

In June of 1961, Mary Tribble died. Dr. Tribble retired due to ill health in 1963 and in 1964 the Garland County Medical Society honored Dr. Tribble for 50 years of service to the medical profession.⁴⁷ After retiring, Dr. Tribble moved to St. Joseph’s Hospital, a medical facility he helped to create, from 1963 until his death in 1966.⁴⁸

Statement of Significance

The Dr. Albert H. Tribble House is being nominated to the National Register of Historic Places under **Criterion C**, with **local significance**, under Architecture as an excellent example of a Neo-Classical Revival Style home in Hot Springs, Arkansas, possibly designed by prominent

⁴² Sarah Pfledderer, “Full Circle: Lambert’s Circles Back To Its Roots.” *Landscape Management*, September 2014. pp. 14 – 20.

⁴³ “Joe Lambert, Jr.: 1910 – 1970,” *Pioneers*, The Cultural Landscape Foundation. <https://telf.org/pioneer/joe-lambert-jr/>. Accessed 10 September 2018.

⁴⁴ Candace Carlisle, “Lambert’s President Paul Fields beautifies Dallas, one azalea at a time,” *Dallas Business Journal*, 18 March 2014. <https://www.bizjournals.com/dallas/blog/2014/03/lambert-s-president-paul-fields-beautifies-dallas.html>, Accessed 10 September 2018. Elizabeth Ygartua, “Lambert Brothers Changed Landscape of Dallas,” *ParkCitiesPeople*, 24 May 2013, <https://www.parkcitiespeople.com/2013/05/24/lambert-brothers-changed-landscape-of-dallas/>, Accessed 10 September 2018.

⁴⁵ Sarah Pfledderer, “Full Circle: Lambert’s Circles Back To Its Roots,” *Landscape Management*, September 2014, pp. 14 – 20.

⁴⁶ *Lambert’s*, <http://www.lamberts.net/>, Accessed 10 September 2018.

⁴⁷ “Dr. A. H. Tribble Dies; Funeral Service Today,” *Sentinel-Record*, Newspaper, Hot Springs, Arkansas, 24 June 1966, Obituaries.

⁴⁸ *Ibid*.

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architect Irven D. McDaniel prior to WWII. The Tribble House is also being nominated to the National Register of Historic Places under **Criterion A**, with **local significance**, under Community Planning and Development, as an important early residence built to be the most prominent home in the Trivista residential development by the owner and organizer of the development, Dr. Albert H. Tribble. The Trivista residential development was and continues to be an upscale residential neighborhood along south Central Avenue near to the Oaklawn horse racing complex.

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Previous documentation on file (NPS):

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

Primary location of additional data:

- State Historic Preservation Office
 - Other State agency
 - Federal agency
 - Local government
 - University
 - Other
- Name of repository: _____

Historic Resources Survey Number (if assigned): GA0951

10. Geographical Data

Acreage of Property 1.1 acres

Use either the UTM system or latitude/longitude coordinates

Latitude/Longitude Coordinates (decimal degrees)

Datum if other than WGS84: _____

(enter coordinates to 6 decimal places)

1. Latitude: _____ Longitude: _____

2. Latitude: _____ Longitude: _____

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3. Latitude: Longitude:

4. Latitude: Longitude:

Or

UTM References

Datum (indicated on USGS map):

NAD 1927 or NAD 1983

1. Zone: 15 S Easting: 494639 Northing: 3816413

2. Zone: Easting: Northing:

3. Zone: Easting: Northing:

4. Zone: Easting: Northing:

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

Lots 1, 2, and 3 of Block 1 of the Trivista Subdivision of the City of Hot Springs, Arkansas. Located within Section 8, Township 3 South, Range 19 West in Garland County, Arkansas.

Boundary Justification (Explain why the boundaries were selected.)

The verbal boundary description includes all of the property historically associated with the Dr. Albert H. Tribble House in Hot Springs, Arkansas.

11. Form Prepared By

name/title: Callie Williams, National Register Historian

organization: Arkansas Historic Preservation Program

street & number: 1100 North Street

city or town: Little Rock state: AR zip code: 72201

e-mail callie.williams@arkansas.gov

telephone: 501-324-9880

date: September 10, 2018

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Additional Documentation

Submit the following items with the completed form:

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

Photographs

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

Photo Log

Name of Property: Dr. Albert H. Tribble House

City or Vicinity: Hot Springs

County: Garland State: Arkansas

Photographer: Callie Williams

Date Photographed: 26 April 2018

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

- 1 of 16: Front (North) Façade, Dr. Albert H. Tribble House, camera facing south.
- 2 of 16: Detail of the front entry, Front (North) Façade, Dr. Albert H. Tribble House, camera facing south.
- 3 of 16: Side (East) Façade, Dr. Albert H. Tribble House, camera facing west.
- 4 of 16: Stone retaining wall and small pocket garden adjacent to the east façade, Dr. Albert H. Tribble House, camera facing northwest.
- 5 of 16: Rear (South) Façade, Dr. Albert H. Tribble House, camera facing north.

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- 6 of 16: Detail of rear façade showing rear elevated deck and stairway, Dr. Albert H. Tribble House, camera facing northeast.
- 7 of 16: Detail of rear façade showing area under the elevated deck, Dr. Albert H. Tribble House, camera facing west.
- 8 of 16: Side (West) Façade, Dr. Albert H. Tribble House, camera facing northeast.
- 9 of 16: Interior detail, entry and stair hall, Dr. Albert H. Tribble House, camera facing south.
- 10 of 16: Interior detail, front parlor fireplace and original wooden mantel, Dr. Albert H. Tribble House, camera facing east
- 11 of 16: Interior detail, breakfast area with windows overlooking the rear garden, Dr. Albert H. Tribble House, camera facing south.
- 12 of 16: Interior detail, second floor bedroom built-in shelving and desk, Dr. Albert H. Tribble House, camera facing southeast.
- 13 of 16: Interior detail, second floor bathroom, Dr. Albert H. Tribble House, camera facing west.
- 14 of 16: Interior detail, attic bedroom and living space, Dr. Albert H. Tribble House, camera facing west.
- 15 of 16: Detail of sculpture and hedges in rear garden, Dr. Albert H. Tribble House, camera facing south.
- 16 of 16: Detail of stone wall in rear garden, Dr. Albert H. Tribble House, camera facing northwest.

Paperwork Reduction Act Statement: This information is being collected for applications to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.).

Estimated Burden Statement: Public reporting burden for this form is estimated to average 100 hours per response including time for reviewing instructions, gathering and maintaining data, and completing and reviewing the form. Direct comments regarding this burden estimate or any aspect of this form to the Office of Planning and Performance Management, U.S. Dept. of the Interior, 1849 C. Street, NW, Washington, DC.

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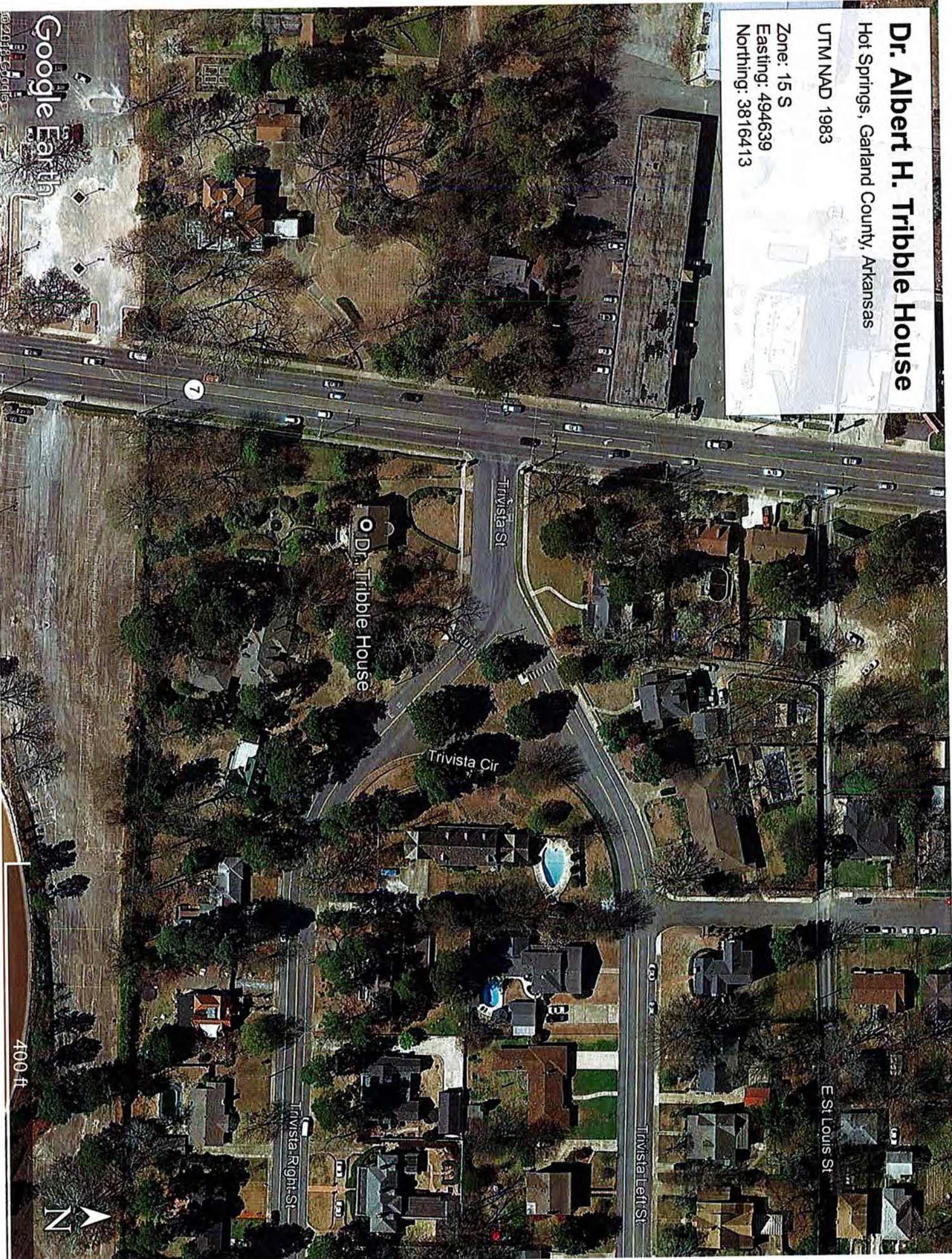
Hot Springs, Garland County, Arkansas

UTM NAD 1983

Zone: 15 S

Easting: 494639

Northing: 3816413



Google Earth
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400 ft



Dr. Albert H. Tribble House

Hot Springs, Garland County, Arkansas

UTM NAD 1983

Zone: 15 S

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Northing: 3816413



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