

**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: Georgianna

 Other names/site number: Powers Place

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: 200' west of Powell Road and 1300' south of the intersection of Powell Road and Cary-Blanton Road

City or town: Cary State: MS County: Sharkey

Not For Publication: Vicinity: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 X statewide X local
Applicable National Register Criteria:

X A B X C D

<p>Signature of certifying official/Title: <u>Katie Blount</u> State or Federal agency/bureau or Tribal Government</p>	<p>Date <u>11-14-18</u></p>
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<p>In my opinion, the property <u> </u> meets <u> </u> does not meet the National Register criteria.</p>	
<p>Signature of commenting official:</p>	<p>Date</p>
<p>Title :</p>	<p>State or Federal agency/bureau or Tribal Government</p>

Name of Property **Georgianna**

County and State: **Sharkey County, Mississippi**

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

Name of Property **Georgianna**

County and State: **Sharkey County, Mississippi**

Number of Resources within Property

(Do not include previously listed resources in the count)

Contributing	Noncontributing	
1	_____	buildings
_____	_____	sites
1 (cistern)	_____	structures
_____	_____	objects
_____	_____	Total
2	1	

Number of contributing resources previously listed in the National Register none

6. Function or Use

Historic Functions

(Enter categories from instructions.)

Domestic/single dwelling

Current Functions

(Enter categories from instructions.)

Work in progress

Intended function: hunting lodge

Name of Property **Georgianna**

County and State: **Sharkey County, Mississippi**

7. Description

Architectural Classification

(Enter categories from instructions.)

DOMESTIC: single dwelling (raised planter's cottage)

Materials: (enter categories from instructions.)

Brick, sawn heavy timbers, sawn lumber, wooden battens, tin (on the roof, replacing original wooden shakes)

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

Georgianna is a two-and-one-half story, center-passage, transverse-gabled, raised planter's cottage with a brick first floor, sawn-cypress-heavy-timber second floor, and sawn-cypress-lumber gable level. Horizontal cypress battens cover the joints between the heavy timbers and lapped cypress siding covers the gable ends. Two in-board brick chimneys have collapsed. A full-width, undercut second-floor gallery runs along the front (south) facade, and a second-floor gabled porch, or portico, stands outside the passage at the rear (north) facade. Ground-floor rooms had cooking fireplaces. A sophisticated water-collection system once existed the brick cistern at the north end of the center passage remains. Back-to-back fireboxes heated second-floor rooms. The house originally had a cypress-shake roof, which is now tin, and originally had single-hung windows, which have been removed. Paneled doors with sidelights and transoms remain at both ends of the second-floor central passage. All of the exterior brick and wood was originally whitewashed. Interior walls are horizontal wooden planks, some tongue and groove, some with horizontal battens, and were originally whitewashed. Interior wooden trim, including paneled doors has always been covered with oil paint.

Narrative Description

Context

Georgianna is located in Sharkey County, which is part of the South Delta, more accurately the southern portion of the Yazoo-Mississippi Delta. The Delta is a roughly diamond shaped area stretching from Memphis, Tennessee to Vicksburg, Mississippi, with the Mississippi River on its western edge and a line of steep loeses the Yazoo River on its eastern edge. The Delta is composed of very deep alluvial soil deposited over millennia, and before the arrival of European settlers, it was covered with dense cane breaks on ridges, hardwood forests at lower elevations,

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County and State: **Sharkey County, Mississippi**

and cypress trees in swamplands. Most of this flora has been removed and the land flattened through plowing, and the Delta now supports large-scale agriculture.

Georgianna was once part of the Hunt Plantation adjacent to Deer Creek. Today the house is located on a tract of land between Powell Road to the east, Cary-Blanton Road to the west, and Deer Creek to the south. Both banks of Deer Creek are lined with hardwoods. More hardwoods flank the west side of Powell Road. West of these trees and north of Georgianna, a gridded grove of mature pecan trees extends all the way to Cary-Blanton Road. Isolated trees of various species are also located nearer to Georgianna.

Summary Description (photo 1)

Georgianna was built as a place for intermittent use by planter family members and their slaves. It is a south-facing, two-and-one-half story, first-floor-open, second-floor-enclosed center-passage raised planter's cottage with a transverse gable roof, full-width, undercut, two-story front (south) gallery, and two-story rear (north) longitudinal-gable porch, which stretches only across the width of the center passage. It originally had interior brick chimneys with fireboxes, which have collapsed. The ground floor was long used as a barn and for storage, but it originally had cooking fireplaces. The ground-floor center passage contains a brick cistern at its north end, and the cistern is listed as a contributing element in this nomination. Immediately after construction all of the exterior surfaces were given a lime wash, as were the interior walls and ceilings, with the remaining interior millwork (base, door and window surrounds, etc.) painted with oil paint.

Construction (photo 2)

While virtually all buildings are built from the ground up, Georgiana is beneficially described in these terms because of its distinctive vertical layering of construction systems. These are:

1. brick foundations
2. first (ground) floor brick walls forming 'pens' approximately 20 feet wide by 34 feet deep, with a brick partition wall in each pen dividing it into larger (south) and smaller (north) room. The internal brick chimneys with cooking fireplaces, now collapsed, were once embedded in the partition walls.
3. second floor: sawn, heavy-timber with dove-tail notching (forming wooden pens atop the brick pens)

Brick construction terminates at the top of the first-floor rooms. The second floor pens are hybrid construction similar to traditional hewn log construction but instead are made of sawn heavy timbers with single-dove-tail notching at their corners. Each wall incorporates a set of pegs on each end running vertically through each timber, presumably to insure each timber was set in place perfectly aligned during construction. The timbers are about 4 1/2 inches wide by about 12 inches high, with the space between them varying from 1/2 inch to 1 1/2 inch. The timbers on the east and west sides are not horizontally continuous, but are divided into two more-or-less equal segments, presumably to make them easier to handle during erection. The dovetail joints at the timbers' linear intersections and at the building's corners are covered by vertical boards. There is no evidence that the gaps between the timbers ever received chinking. Instead, the builders installed horizontal battens, attaching them with cut nails having flared heads. The battens are approximately 3/8" thick and four inches deep and are feathered at their top edges to shed rainwater.

4. The attic floor with wooden-frame gable ends, stair-landing partition walls, and knee walls

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of heavy-timber construction terminates at the top of the second-floor rooms. Walls astride the stair landing and at both gables have frame construction without a frame sill and without lateral bracing, save the nail pattern of the lapped siding attached directly to the frame members. Frame members measure about 3" by 4". North and south knee walls on the attic floor define the northern and southern limits of the attic rooms and supply lateral bracing for the gables.

5. The wooden roof framing, now clad in corrugated metal was originally covered in wooden shakes.

The main, transverse-gable roof is framed using approximately 3" by 4" inch rafters set about 24 inches on centers, meaning that members of the same dimensions were used for roof rafters, gable end-walls, and knee walls. There is no ridgepole. Currently the roof is covered with corrugated metal atop transverse wooden planks, with about three inches of open space between them. Photographs of the roof at Georgianna's 'sister house,' called Lockwood, show wooden shingles, and hand-split wooden shingles have been discovered in the attic at Georgianna.

Note: Georgianna has no hewn wooden members, nor are there any circular saw marks. This means that all of the wooden members were likely sash sawn, using a mechanized, reciprocating blade. All of the wood is cypress, which is plentiful in the Delta bottomlands. Wooden members have experienced little moisture damage, but there is damage from woodpeckers and insects. The modular nature of the wooden members may indicate a systematic building method, possibly one developed by Hunt-family builders and used at multiple Hunt properties.

Brick foundations

The footings for the brick walls are continuous and are corbeled. To construct them, workmen dug trenches and inside them laid up in multiple courses about three feet wide. At ground level they corbeled the brick back in four courses to the width required for the brick walls above.

First (Ground) Floor (See first-floor plan; photo 3)

The first floor has the two brick 'pens' astride the open center passage (or dogtrot). The transverse brick walls inside the pens divide them into the larger south rooms and smaller north rooms and the chimney masses were once embedded in the dividing walls. There were originally wooden floors on wooden joists in all of the ground-floor rooms. Single doors once opened into the four rooms from the center passage. Today, the northwest door is missing; the northeast door is paneled; the southeast door is made of three, vertical wooden planks; and the southwest door is missing. The frames for these doors are boards at the jambs with the lintel atop them slightly notched in.

The perimeter brick walls of the pens are laid up in three wythes, with intermittent headers every fifth course. Some walls have become unstable and cracked, as at the southeast corner, and a portion of the wall at the northwest corner has collapsed. The brick partition walls are also laid up in three wythes. The reddish bricks are hand-made and quite soft, with an average size of about 2 3/4" by 4+" by 9". Wherever they have been allowed to weather, as at the northwest corner of the open center passage, they have significantly deteriorated. To avoid such deterioration, stucco and cement were applied to the east, west, and north walls, including over the corbeled brick of the foundations, and most of this material remains intact, though the date of the latest application has not been established. There is no stucco underneath the south gallery. There are patches of stucco within the passage and inside the pens, where the exposed

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bricks have been painted white, with much of the paint on the lower courses lost to animal abrasion.

On the north and south sides of the pens, there are single, centrally located window openings. On both the east and west sides, there are two window openings at the front (south) rooms. All window sash have been removed. At window openings, wooden sills extend one-half brick beyond the jambs of the rough openings in the brickwork. Wooden lintels are set into the brick one course above the window heads but are visible only on the inside. Supporting six courses of brick above the window openings are wooden frames, with their top members bearing on their jamb members. Some frames have deflected, causing the brickwork to fail.

Second Floor (See second-floor plan and photos 6-8)

The second floor has a center-hall, double-pile plan, with the same interior arrangement as the first floor: larger front rooms and smaller rear rooms to each side of the hall. The former chimneys had back-to-back fireboxes set between the front and rear rooms. Doors open into all four rooms from the center hall and doors connect each pair of rooms on the in-board side of the former chimneys. On the outboard side of the former fireboxes there are closets with single-leaf doors.

The stair from the ground level to the first floor in the open center passage does not remain. An enclosed, open-riser, wooden stair leads from the second floor to the landing in the attic.

All of the interior partition walls are wood-frame construction covered with wooden boards, some tongue and groove and some with battens. The sawn timbers in the center passage have these coverings as well. On the second floor, the north rooms have wooden horizontal board and batten walls. The southwest room has wooden tongue-and-groove walls. The southeast room has wooden tongue-and-groove walls except for a small section to the left of the former fireplace. The central passage has wooden board-and-batten walls at the north end and on the west side as far back as the partition wall between the two western rooms and around the stair. All of the third-floor rooms have horizontal board and batten on the north and south walls and lapped siding on the walls between them and the center passage.

Door and window surrounds are plain boards typically about 5" wide at the sides and 5" and 7" deep respectively at the window and door lintels. Base boards are plain with their top edges slightly chambered and with corner blocks at the bases of the doors.

At the second-floor center-passage, portions of the north and south paneled doors remain. Their side light assemblies consist of glazed, hinged sash above fixed recessed panels about 24" tall, and one sash without glazing remains at the gallery. One sash with glazing and one fixed panel remain at the north portico. The door heads have built-up moldings consisting of a cavetto above receding fascias. One door made of four vertical wooden planks remains in the attic. Remnants of door hardware remain on both the second and attic floor.

Attic Floor (See third-floor plan and photo 9.)

On the third, or attic, floor, there are single rooms astride the stair landing, which forms an abbreviated center hall. Lapped siding covers the walls of this landing. The third-floor rooms are lit only by windows in the side gables. There are no interior finishes on the outboard walls. The knee walls are covered with horizontal planks.

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Front (South) Facade (photo 1)

Based on both the structural system and the pattern of openings, Georgianna has a three-bay front-facade organization. On the first floor, the open center passage is flanked by brick walls with single, centrally located window openings. On the second floor, a frontispiece with door, sidelights, and transom stands in the middle of the center hall, which is flanked by sawn-timber bays with centrally located window openings. In contrast, the front gallery has three structural bays of porch floor joists, but with an intermediate column added in the east bay and a relocated column in the west bay, all once producing a five-bay column spacing, with the center bay larger than the other four.

The gallery rests on solid eight inch by eight inch wooden posts. The two central columns have rudimentary capitals built up from cavetto moldings. The three eastern-most first-floor columns rest on concrete truncated-pyramid blocks; the double columns rest on two pieces of repurposed concrete; and the western-most column rests on a larger block of concrete.

The second-floor gallery construction is distinctive, with the four eastern-most columns on the second floor boxed and hollow. Atop the first-floor brick walls are wooden sills as wide as the walls and about six inches thick, with finger, or box, joints at the outside corners on the north side. On the south side, these sills continue out some 12 feet beyond the face of the south wall to become part of the gallery structure. At the east and west ends of the gallery, these sills rest on three-inch-thick planks, which, in turn, bear on the brick walls at their north ends and on wooden columns at their south ends. The four projecting sills are connected at the front of the porch by an east-west running timber beam and wooden fascia, which returns along the east and west faces but has been patched over at the east end. As described in the previous section, this construction results in three structural bays. Within these bays, wooden joists spanning east-west are notched into the extended sills, and the tops of the joists are at the same height as the top of the east-west beam running along the front of the porch. The gallery has a wooden plank floor. The soffit is open under the gallery-floor construction. The ceiling of the gallery is made of wooden planks running east west and attached to wooden joists running north-south. The end wall of the second-floor center-passage is enclosed by a wood-frame wall covered with horizontal board-and-batten wooden members. In the center of this wall there is a frontispiece with a portion of a single-leaf door remaining, sidelights with one hinged sash remaining, and a transom with the frame removed.

None of the south stair construction leading down from the gallery remains, but a stair can be seen in photographs of a very similar, but no longer extant house Delta called Lockwood which stood nearer to the river. Its stair was all-wooden construction with closed risers and crude wooden handrails. Remaining from Georgianna's gallery handrail and connected to the second and third columns from the right (presumably using mortise and tenon joints) are top and bottom rails, both of them mortised to accept square balusters, of which none remain. Square balusters can be seen in photographs of the gallery handrail at Lockwood. Originally, the handrail continued across the central bay at the head of the stairs and had a fixed section in the center, with operable gates to either side.

Right-side (East) Facade (photo 2)

There are three window bays on the ground floor and three window bays on the second floor, and the windows align vertically. Within the gable, two windows align with the south two windows below. Vertical boards at the corners and at the joints between the sawn timbers cover the dovetail notches.

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Rear (north) facade and gabled porch (photo 3)

On the ground floor, the brick wall to the left of the open central passage has a centrally located single window. To the right of the central passage, most of the brick wall has collapsed. On the second floor, the end wall of each timber pen has a centrally located single window. At the second-floor center-passage, there is a frontispiece identical to the one on the south side of the passage, with the single-leaf door remaining, with both hinged sash (one still glazed) and one recessed-panel base remaining at the sidelights, and with the transom sash removed. The two-story north porch is similar in construction to the south gallery. At the east and west sides of the porch, extended sills rest on planks, which, in turn, bear on the brick walls at their south ends and on wooden columns at their north ends. Columns on both levels are plain wooden posts about eight inches square, without capitals and resting on blocks of concrete at the ground level. The first floor of the porch is earthen. The second-floor construction is exposed and is similar to that of the south gallery, consisting of wooden joists spanning east west and notched into the extended sills. Plain fascia boards are attached to the west, north, and east sides of the porch, which has a wood-plank floor, with boards running north-south. Beneath the gable, the ceiling is made of similar planks nailed to wooden joists running east-west. The gable end of the porch is covered in lapped siding attached directly to wood-frame members. At both extreme ties of the gable's raking cornice, partially curving raked caps protect the ends of wooden outriggers carried forward from the columns to support the roof rafters. Evidence exist for two different stair configurations. A photograph taken during the 1927 flood shows a transverse stair against the house and descending to the west. While this stair is gone, evidence of its existence remains in the stucco of the ground-floor wall. However, in the vertical fascias on the body of the house at the outer edges of the portico, mortises remain for both the handrails and bottom rails of a surrounding railing. These mortises suggest that the original stair was a longitudinal one like that at the south gallery.

Left-side (west) facade (photo 5)

The left-side facade is identical in its window distribution to the right-side facade.

Windows and Doors on the second and attic floors (photos 6-9)

Wooden frames without conventional lintels are found in the second-floor timber construction and in the frame walls of the gable ends. These window frames have conventional wooden sills.

None of the original window sash remain. Evidence of them remains in the form of crude stops, which once held the sash in place. At the jambs, metal plates remain, but their former purpose is unknown. Some early-twentieth-century single-hung, six-over-six sash were discovered on the second floor and presumably were once installed in the house.

All of the windows have single-leaf wooden shutters made from four vertical boards with horizontal and diagonal bracing on the inside. They are attached by metal strap hinges. Partial hinges remain for additional former shutters on the second floor at the south gallery windows and in the end walls at the southeast and southwest rooms.

Paint pigments

According to architectural conservator George Fore, "The historic exterior and interior finishes of Georgianna are unvarying—all finished millwork, including doors, sash, door and window frames, mantles, baseboards, columns, and balustrades,

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were painted with oil paints from ca. 1850 until their last painting in the mid twentieth century. All interior and exterior wall planks and battens, all ceiling boards and battens, all soffits and exterior fascia, and gable clapboards were coated with distemper washes, starting with whitewash in the ca. 1850s and employing calcimine washes in the late nineteenth and twentieth century.”

Likewise, he has concluded that the brick chimneys were covered in white, distemper paint.

Cistern (photo 4)

A large, domed, brick cistern with a cast-iron cover marked “1848 (?), J. E. Hemphill, Natchez” remains at the north end of the open passage. Adjacent to the north portico, discoloring on the walls indicates the locations of a system of downspouts, which once directed rainwater for impoundment. This system included gutters on a portion of the north side fascia as well as the downspouts, which would have been connected to brick filter boxes, remnants of which remain as projections from the brick walls. The pipes from the filter boxes to the cistern remain in the ground.

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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.) N/A

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

Areas of Significance

Exploration/Settlement

Architecture

Archaeology: Historical-Non-Aboriginal

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Period of Significance

c. 1850-c. 1950

Significant Dates

c. 1850	date of construction
1863	Steele's Bayou Expedition
1927	Great Mississippi River Flood
c. 1950	end of human habitation

Significant Person

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

Cultural Affiliation N/A

Architect/Builder: unknown

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.)

Georgianna is locally significant under Criterion A in the area of Exploration/Settlement. Georgianna documents the rise of plantation agriculture in the South Delta and the transition of this agriculture to tenant farming after the Civil War. Georgianna was constructed as a part-time seat for plantation owners George Hunt and his family. From Georgianna, before the Civil War, they could oversee the work of their slaves. After the war, former slaves became tenant farmers on Hunt land, and members of the Hunt family lived among them at Georgianna.

Georgianna has statewide significance under Criterion C in the area of Architecture, as a rare but typical example of the raised planter's cottage with a possibly unique structural system. The raised planter's cottage is a distinctive, hybrid type in Mississippi. It is a one to two-and-one-half story, wooden residential building resting on masonry piers or walls, usually with a side-gabled roof, infrequently with a hipped roof, and with a full-width, undercut front gallery or central portico. Plans derived from Anglo models are center-hall, single- or double-pile arrangements. In areas with French Creole influence, rooms are often arranged *en suite*, with circulation occurring in the gallery, which may have a loggia between cabinet rooms. Planter's cottages are found in rural settings, where they were built as farmhouses and so were made quite plain, and in urban settings, where they were built as formal residences and so were given a higher level of detailing and finishes following then-current stylistic preferences.

Georgianna is locally significant under Criterion D in the area of Archaeology: Historical-Non-Aboriginal, for its potential to yield artifacts from the pre-Civil War period of slavery and the post-Civil War period of tenancy and for its potential to yield architectural evidence of slave/tenant dwellings once present on the site.

The period of significance is the period of human habitation, c.1850-c.1950.

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

Exploration/Settlement

The Yazoo-Mississippi Delta

Geologically, the land commonly referred to as the “the Delta” is the alluvial soil between the Mississippi River on the west and the Yazoo River, its tributary, on the east. This Yazoo-Mississippi Delta stretches from Memphis, Tennessee south to Vicksburg, Mississippi in an elongated diamond shape about 60 miles across at its widest point, with most of its land no more than 100 feet above sea level. Following the removal of the Choctaw and Chickasaw Indians through treaties signed in the 1820s and 1830s, the lower Delta was developed largely by planters based in and around Vicksburg, Natchez, and Port Gibson. While most of them had their principal residences in towns, they built outposts and slave villages on large plantation tracts. At a time before railroads and adequate wagon roads leading to markets, planters needed land adjacent to the rivers and navigable creeks, which was the case with the Hunt family, which owned Georgianna adjacent to Deer Creek.¹

Counties of the Southern Delta

Today Georgianna is in Sharkey County, but it was originally in Issaquena County. Warren County, with Vicksburg as its County seat, was organized in 1809. In 1823 Yazoo County was created from land purchased from the Choctaw Indians. In 1827 portions of Warren and Yazoo counties were assembled to form Washington County. In 1844 Issaquena County was created from the southern portion of Washington County, and, in turn, Sharkey County was created from land in Warren, Issaquena, and Washington counties in 1876.²

The Hunt Family³

In 1835 attorney Joseph Dunbar received patents, or grants, from the United States government for multiple tracts of land in the southern portion of the Delta.⁴ In 1840, he sold part of this land on Deer Creek in Issaquena County to planter David Hunt.⁵ Called “King David” for the scale of his plantation empire, David Hunt eventually owned almost 2000 slaves spread over multiple plantations in Mississippi and Louisiana. In 1848, David Hunt’s son, George F. Hunt (b. 1827),

¹ Mikko Saikku, *This Delta, This Land: An Environmental History of the Yazoo-Mississippi Flood Plain*. Athens: University of Georgia Press, 2005.

² See the *Finley Map of Mississippi* (1827) published by Anthony Finley and *A New Map of Mississippi* (1852) published by Thomas Cowperthwait and Company.

³ In general, see Andy McMillion, “The Hunt Family of Jefferson County, MS,” MsWebGen Project at http://www.jeffersoncountymiss.org/hunt_family.htm.

⁴ See U. S. Department of the Interior, Bureau of Land Management, General Land Office Records, specifically <https://glorerecords.blm.gov/results/default.aspx?searchCriteria=type=patent|st=MS|cty=125|ln=Dunbar|sp=true|sw=true|sadv=false>.

⁵ See U. S. Department of the Interior, Bureau of Land Management, General Land Office Records, specifically <https://glorerecords.blm.gov/results/default.aspx?searchCriteria=type=patent|st=MS|cty=055|ln=hunt|sp=true|sw=true|sadv=false>.

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married Anna Watson and they were given the land on Deer Creek that became known as Hunt's Plantation. While they maintained primary residence at Huntley Plantation in Jefferson County, they built the house known today as Georgianna (the 'Georgianna' being a combination of their two first names) in c. 1850, but occupied it intermittently, and using slave labor managed by overseers they raised cotton. George Hunt died in 1863; Anna Watson Hunt died in 1894. They had eight children: David Hunt Jr. (1849-78), Martha (Mattie) (1850-88), Abijah Hunt III (1852-1925), Georgianna Hunt (1853-56), and James B. Hunt (b. 1858, d. 1880) and three others who died in "early childhood."⁶

Cotton Culture

A cotton economy became possible in the South after Eli Whitney patented his cotton gin in 1794, and cotton culture soon spread south from Virginia through the Carolinas, into Georgia, and west across the prairie lands of Alabama and Mississippi. Settlement of Washington County in the Delta began in the 1820s, and by the 1830s migrants from the older cotton states were pouring into the bottomlands. By the 1850s more than half of the Delta was privately owned. This land had been surveyed according to the prescriptions of the Land Ordinance of 1785 into a grid 640-acre sections, which could be divided into half-sections, quarter-sections, etc.⁷ It was parcels of land so subdivided that Joseph Dunbar obtained along Deer Creek in 1835. Much of it was covered by mature hardwood forests, with sweet gums and dogwood undergrowth in overflow areas; oak, hickory, and walnut trees on natural levees; sweet gums and oaks on lower land, and cypress trees in swamps. Some areas were open grasslands, with higher ground often covered by dense cane-breaks. Removing the cane, and particularly the first-growth trees, required a large labor force, as did the planting, cultivation, and picking of cotton as a cash crop, and this condition wedded the cotton culture to slave labor.

By 1860, when large tracts of Delta land had still not been cleared, Hunt's Plantation was home to almost 150 slaves, who lived in 26 cabins and were managed by overseer G. W. Johnson.⁸

Note: Georgianna during the Civil War is discussed below in the section on Archaeology.

Tenant Farming after the Civil War

After the Civil War and emancipation, sharecropping and tenant farming arrangements, wherein mostly former slaves worked planter land using planter tools and seeds and lived in planter-owned houses and received in return a portion of the value of the crop, replaced slave labor. By 1910 tenants cultivated over 90 per cent of Delta farmland, and 95 per cent of these tenants were black.⁹ Congressional testimony verifies that tenant farmers were at work at Georgianna in 1875, including former slaves there. In the immediate area the population was overwhelmingly

⁶ *Goodspeed's Biographical and Historical Memoirs of Mississippi*. Chicago: Goodspeed Publishing Company, 1891, pp. 989, 991, and 993.

⁷ John Reys, *The Making of Urban America*. Princeton: Princeton University Press, 1965, pp. 216-17.

⁸ 1860 Federal Census Schedule 2: Slave Enumeration, pp. 75-77, census taken 1 June 1860, found at http://www.cnn.rootsweb.com/~msissaq2/slave60_75.html.

⁹ U. S. Department of Agriculture, Bulletin no. 337: Boeger, E. A. and E. A. Goldenweiser, *A Study of Tenant Systems of Farming in the Yazoo-Mississippi Delta, 1916* (study carried out in 1913), found at https://archive.org/stream/studyoftenantsys337boeg/studyoftenantsys337boeg_djvu.txt.

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black; David Hunt was living alone at Georgianna and had a store on his property. Amid racial violence accompanying the end of Radical Reconstruction, Hunt made efforts to protect his tenants from violence.¹⁰ The Hunt family sold the property in 1912.¹¹

The 1927 Flood¹²

Before the Civil War, plantation owners had begun building a system of levees along the Mississippi River and its tributaries. After the war the U. S. Government passed flood-control legislation and dramatically increased the scale of these earthen constructions. However, in the spring of 1927 weather systems brought unprecedented amounts of rain to the Midwest and so to the tributaries of the Mississippi River. In April, with repeated deluges of rain swamping the area, the levees at Mound Landing in Bolivar County and at Greenville in Washington County were among those breached, flooding the entire Delta, in some places up to 30 feet deep. All of Sharkey County was inundated, and a photograph remains showing Georgianna, by then home to an overseer, with flood waters risen almost to its second floor and with local tenants having retreated there for safety.¹³

Conditions during and after World War II¹⁴

The Illinois Central Railroad appeared in Mississippi in the 1870s and was used to ship cotton to ports and to northern markets, but it also became a means for black tenant farmers to abandon the Delta and immigrate to northern cities like Chicago. Consequently the Delta eventually experienced a labor shortage, plantations were consolidated, crops were diversified, and mechanization replaced hand labor. As late as 1942, Delta planters discouraged those who sought to head north for work in wartime industries by having the police patrol ICRR depots. Then in 1944 International Harvester produced the first commercially successful cotton-picking machine and other manufacturers, such as Allis-Chalmers, soon entered the market. With human pickers no longer needed, some Delta planters went so far as to buy tenants one-way tickets north. Amid this continuing transformation, an outpost house like Georgianna had limited usefulness and it was abandoned as a residential property by about 1950 according to local accounts.

Architecture

The Planter's Cottage typology

The architecture of the Yazoo-Mississippi Delta was born of migrations and converging traditions.¹⁵ Emigrating plantation developers in the south Delta traveled north from the Natchez

¹⁰ *Mississippi in 1875: Report of the Select Committee to Inquire Into the Mississippi Election of 1875, with the Testimony and Documentary Evidence.* Washington, D.C.: U. S. Government Printing Office, 1876, pp. 603, 749, 743, 734.

¹¹ Marie M. Hunt and Abijah Hunt to T. H. Powers and H. S. Powers, 9 January 1912, Deed Book W, p. 29, Sharkey County, Mississippi.

¹² In general, see John M. Barry, *Rising Tide: The Great Mississippi Flood of 1927 and How It Changed America.* New York: Touchstone, 1998.

¹³ For a map of the extent of the flood in the Delta, see

<http://www.usgarchives.net/maps/mississippi/statemap/1927msfloodmap.jpg>. The photograph is available on-line at http://alanhuffman.com/wp-content/uploads/2017/01/georganna_1927b-1.jpg.

¹⁴ In general, see https://en.wikipedia.org/wiki/Mississippi_Delta#Mechanization_and_migration.

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District, with its Creole influences, west from Tidewater areas populated largely by English settlers, across the prairie lands of Alabama and Mississippi, and southwest from Tennessee along such routes as the Natchez Trace and Jackson's Military Road. Both French Creole and Tidewater architectural forms had connections back to the Caribbean.¹⁶ The planter's cottage type emerged within this kind of complex architectural evolution, and there are many examples in Mississippi, as for instance the wooden, one-and-one-half-story Erwin House (c.1830) in Washington County.

The planter's cottage type can vary from one to one-and-one-half stories and its most common building material is wood. It is distinguished by a side-gabled (or rarely a side-hipped) roof and a full-length undercut front gallery, but in North Mississippi the type was often given a central portico. Some examples have a gallery on front and a portico on the back (as does Georgianna). Plans are typically center-hall, single- or double-pile arrangements, typical of Atlantic Tidewater houses, but in areas once occupied by the French Creoles, rooms were arranged *en suite*, with circulation occurring in the gallery, which may have outboard cabinet rooms. An example of *en suite* planning is Selma Plantation House (c.1811) in Adams County. Planter's cottages are found in rural settings, where they were built as farmhouses and so were made quite plain, and in urban or suburban settings, where they were built as formal residences and so were given a higher level of detailing and finishes.

Planter's cottages are often raised only minimally on brick-pier foundations; in other cases, where flooding was a problem and/or where servants' rooms were desired within the structure, planter's cottages were raised as much as a full floor, making them sometimes two-and-one-half stories tall, with brick construction below and wooden construction above (as at Georgianna). The raised planter's cottage has French Creole roots and earlier examples in Mississippi can be found in the old Natchez District, particularly in Adams and Wilkinson counties. An early extant example is the John Ford House (c.1812) in Marion County, just across the border from Louisiana. It is a one-and-a-half-story clapboard hall-parlor residence set atop a brick raised basement, with a full-width gallery facing east toward the Pearl River and a center loggia between two cabinet rooms on the western or rear façade, facing an old road.

Making Georgianna yet more distinctive within the planter's cottage typology is its superimposition of frame construction over heavy-timber construction over brick construction, but the origins of this tiered system (immigrant builder, local builder, local inspiration, or something else) are presently unknown.

Few rural plantation houses of any type remain in the Yazoo-Mississippi Delta, and Georgianna is a rare remaining example of the raised planter's cottage type. Built west of Georgianna along the Mississippi River, the aforementioned "sister house" called Lockwood had a form similar to Georgianna's, but had end-wall, instead of interior, chimneys. It was destroyed

¹⁵ Fred B. Kniffen, "Folk Housing: Key to Diffusion," in Dell Upton and John Michael Vlach, eds., *Common Places: Readings in American Vernacular Architecture*. Athens: University of Georgia Press, 1986, especially p. 4.

¹⁶ Robert Gamble, *Historic Architecture in Alabama: A Primer of Styles and Types, 1810-1930*, Tuscaloosa: The University of Alabama Press, 1990, pp. 33-43.

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by a tornado in 1970. Koalunsa (1853) is the only other rural example of an extant raised planters cottage in the Delta. Located near Yazoo City on the west bank of the Yazoo River, Koalunsa is a more high-style raised planter's cottage. Like Georgianna, Koalunsa has a cistern on the basement level.

A rural raised planter's cottage outside of the Yazoo-Mississippi Delta is Prospect Hill (1854) in Jefferson County, a Greek Revival one-story clapboard house with a truncated hipped roof, a center hall, double-pile plan, and center loggia at the rear between cabinet rooms. The John Ford House, Georgianna, Koalunsa, Prospect Hill, and Cherry Grove (see below) are among the few known examples of extant rural plantation raised planter's cottage types in Mississippi. Urban examples of the raised planter's type can still be found in several communities around the state. A late antebellum example of a raised planter's cottage in a town is the Mitchell House (1860) in Goodman, Holmes County. Mitchell House has a half basement and a hipped roof. The raised planter's cottage continued to be built after the Civil War, as can be seen at Cherry Grove (1867) south of Natchez, a one-and-a-half-story clapboard residence atop a brick raised basement with a side-gabled roof and undercut full gallery.

Archaeology

Given its duration of occupancy, the Georgianna site potentially could yield a variety of archaeological artifacts from around the perimeter of the building, from within the center passage, and probably from within the ground-floor rooms (which once had wooden floors). Furthermore, based upon a report from the Civil War, archaeology could help address the organization of space in both the antebellum and post-bellum periods by establishing the relationship of the slave quarters and later tenant houses to the main house.

One of the major engagements of the Civil War was the siege of Vicksburg. Prior to the siege, General Ulysses S. Grant searched for ways to outflank Confederate forces while keeping his troops engaged during the months before the final operation could begin. As part of these efforts, he sent a squadron of ironclads under the command of Rear Admiral David Porter, along with army troops commanded by General William Tecumseh Sherman, into the wilds of the lower Delta. In this joint operation known as the Steele's Bayou Expedition, Porter attempted to take a flotilla, including ironclads, north up Steele Bayou, then east across Black Bayou, then north up Deer Creek. Beginning on 14 March 1863, his forces made reasonable progress until they reached Deer Creek, which was narrow and twisted and turned frequently and was overhung by trees. With Confederate forces felling trees in front of and behind the flotilla, all vessels became trapped short of Rolling Fork. Major General William Tecumseh Sherman made a forced march from Black Bayou with several thousand troops and freed the flotilla, which made it back to the Mississippi River by 27 March 1863. Because Black Bayou connects Steele Bayou with Deer Creek slightly south of Georgianna, the Union flotilla passed directly behind Georgianna.¹⁷ General Sherman reported that "along Deer Creek are many fine plantations, well stocked with mules, cattle, sheep, hogs, corn, and cotton."¹⁸ A local slave insurrection, which accompanied the expedition, led to local mayhem, including, according to one report, the murder of Mr. Johnson, the plantation overseer.¹⁹ (According to Goodspeed's Biographical and

¹⁷ *ORN*, Series I, vol. 24, pp. 481-96.

¹⁸ *Ibid.*, p. 495.

¹⁹ Dunbar Rowland, ed., *Publications of the Mississippi Historical Society*, Jackson, MS: Printed for the Society, *Centenary Series*, 1898-1914, vol. 1, p. 49.

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Historical Memoirs of Mississippi, George F. Hunt was “a strong Union man during the Civil War.”²⁰)

During the Steele’s Bayou Expedition, one of the ironclads moving along Deer Creek was the *Cincinnati*. One of the officers on the *Cincinnati* kept a detailed journal and excerpts from this journal were included in the *Official Records of the Union and Confederate Navies in the War of the Rebellion (ORN)*. The pertinent passage reads as follows:

Monday, March 23.—Rain all night and this morning. We have not been annoyed by the rebels since their skedaddle of yesterday, mentioned above. We took on 15 negroes yesterday. To-day obstructions have detained us much; at 12 o’clock we had not made 3 miles. Toward evening we reached Colonel Hunt’s plantation, 7 miles above Black Bayou, a beautiful place, much of it just cleared. The negro quarters are in the form of a crescent facing the bayou, with the mansion in the center—being a two-story frame building.²¹

No evidence of these quarters remains above ground, and when they were lost is currently unknown. Archaeological investigations could produce architectural evidence of these “negro quarters” and yield artifacts from the antebellum period and the period of tenancy that would suggest material culture and lifeways in both historical periods and allow comparisons over time and between different ethnic and socioeconomic groups.

²⁰ p. 990.

²¹ Washington, D. C.:U. S. Government Printing Office, 1894-1922, Series I, vol. 24, p. 495. The records include a map facing page 480, with “Hunt’s Plan” labeled.

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9. Major Bibliographical References

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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): 125-CRY-2001

Name of Property **Georgianna**

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10. Geographical Data

Acreege of Property: approximately 6.28 acres

Latitude/Longitude Coordinates (decimal degrees)

Datum if other than WGS84: _____

(enter coordinates to 6 decimal places)

- | | |
|------------------------|-----------------------|
| 1. Latitude: 32.792537 | Longitude: -90.953444 |
| 2. Latitude: 32.790806 | Longitude: -90.952974 |
| 3. Latitude: 32.791104 | Longitude: -90.951584 |
| 4. Latitude: 32.792835 | Longitude: -90.952078 |

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

Commencing at a 2" iron pipe found at the apparent NE Corner of Section 8, Township 11 North, Range 7 West, Sharkey County, Mississippi; thence S 14-29-00 W, 6,069.21 feet to a point at the intersection of the centerline of Deer Creek and the centerline of a dirt road; thence along the centerline of Deer Creek, S 76-13-22 W, 427.76 feet; thence leaving said creek, N 12-58-26 W, 650.00 feet; thence N 75-55-39 E, 425.00 feet to the centerline of said dirt road; thence along said dirt road the following two calls: S 10-44-45 E, 289.08 feet: S 15-11-15 E, 363.56 feet to the point of beginning, containing 6.28 acres, more or less, said parcel being located partially in the SW $\frac{1}{4}$ of the SE $\frac{1}{4}$ of said Section 18, and partially in the NW $\frac{1}{4}$ of the NE $\frac{1}{4}$ of the adjoining Section 19.

Boundary Justification (Explain why the boundaries were selected.)

This is the parcel of land purchased by the present owner from the Powers Company, which owns the surrounding agricultural tract.

11. Form Prepared By

name/title: Michael Fazio

organization: independent consultant

street & number: P. O. Box 2870

city or town: Mississippi State state: MS zip code: 39762

e-mail: mfazio@caad.msstate.edu

telephone: 662-312-3039

date: 28 August 2018

Name of Property **Georgianna**

County and State: **Sharkey County, Mississippi**

Additional Documentation

Submit the following items with the completed form:

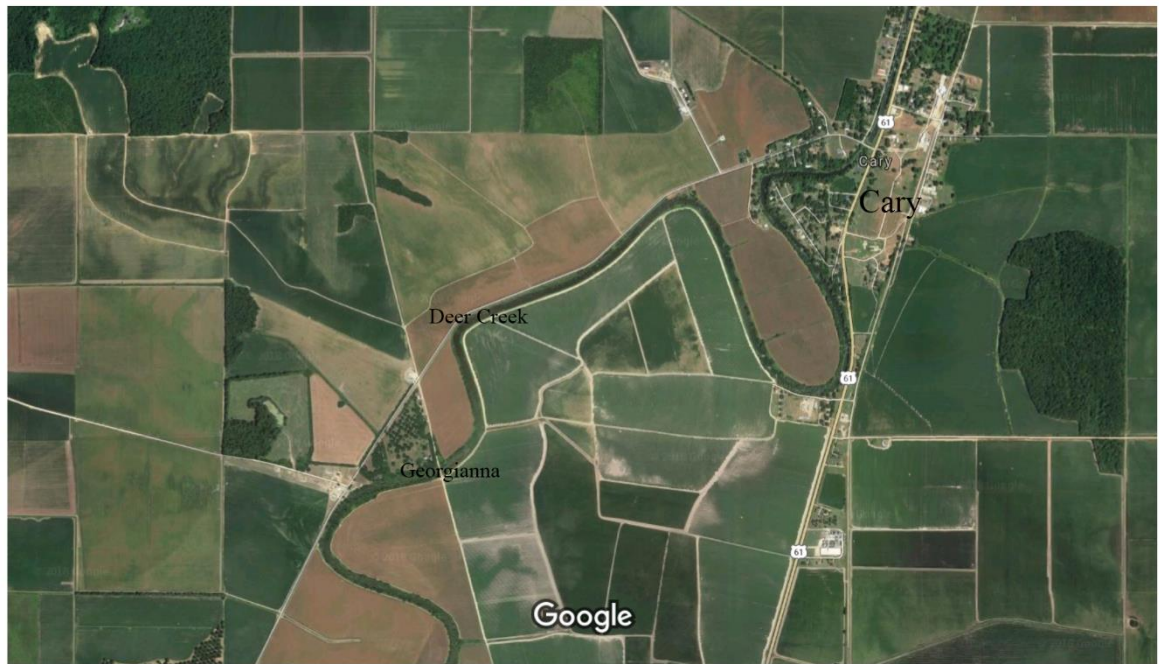
- **Maps:** A USGS map or equivalent (7.5 or 15 minute series) indicating the property's location.



Name of Property **Georgianna**

County and State: **Sharkey County, Mississippi**

Georgianna, Cary vic., Sharkey County, MS 10 of 10

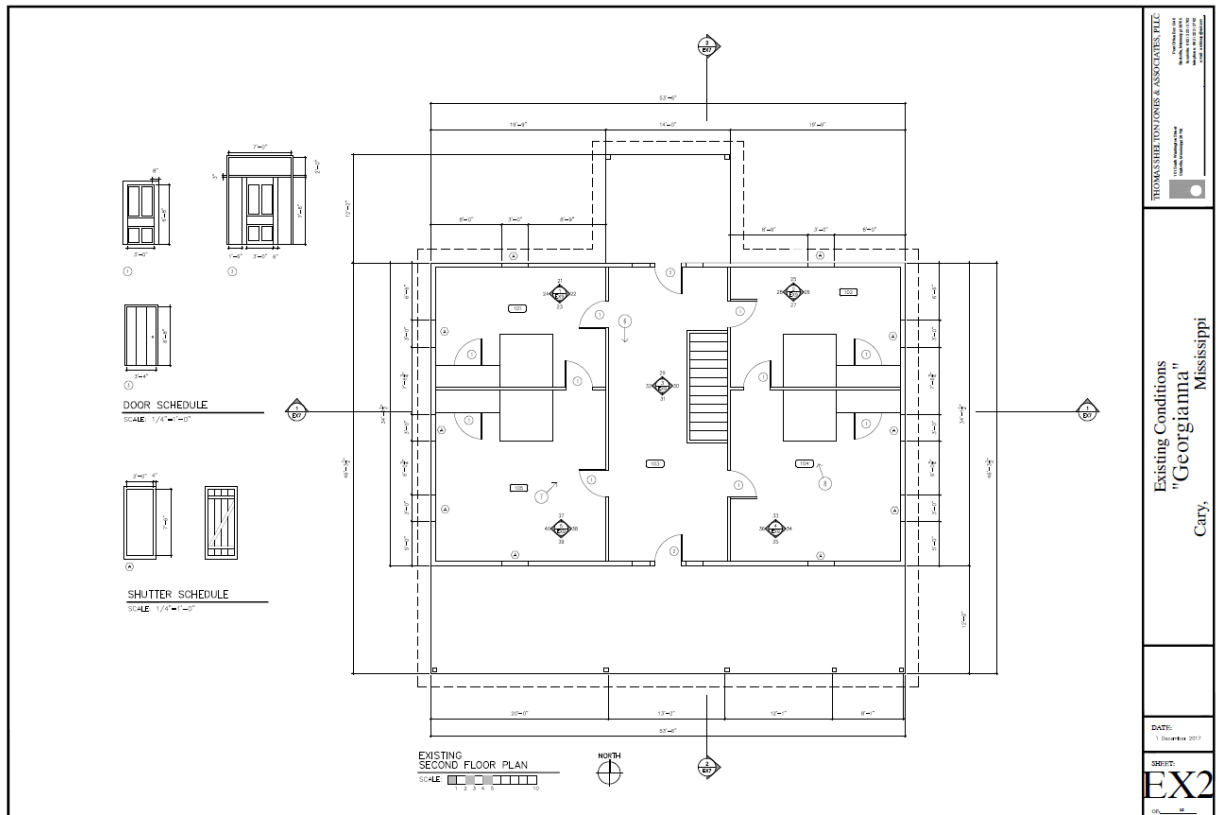
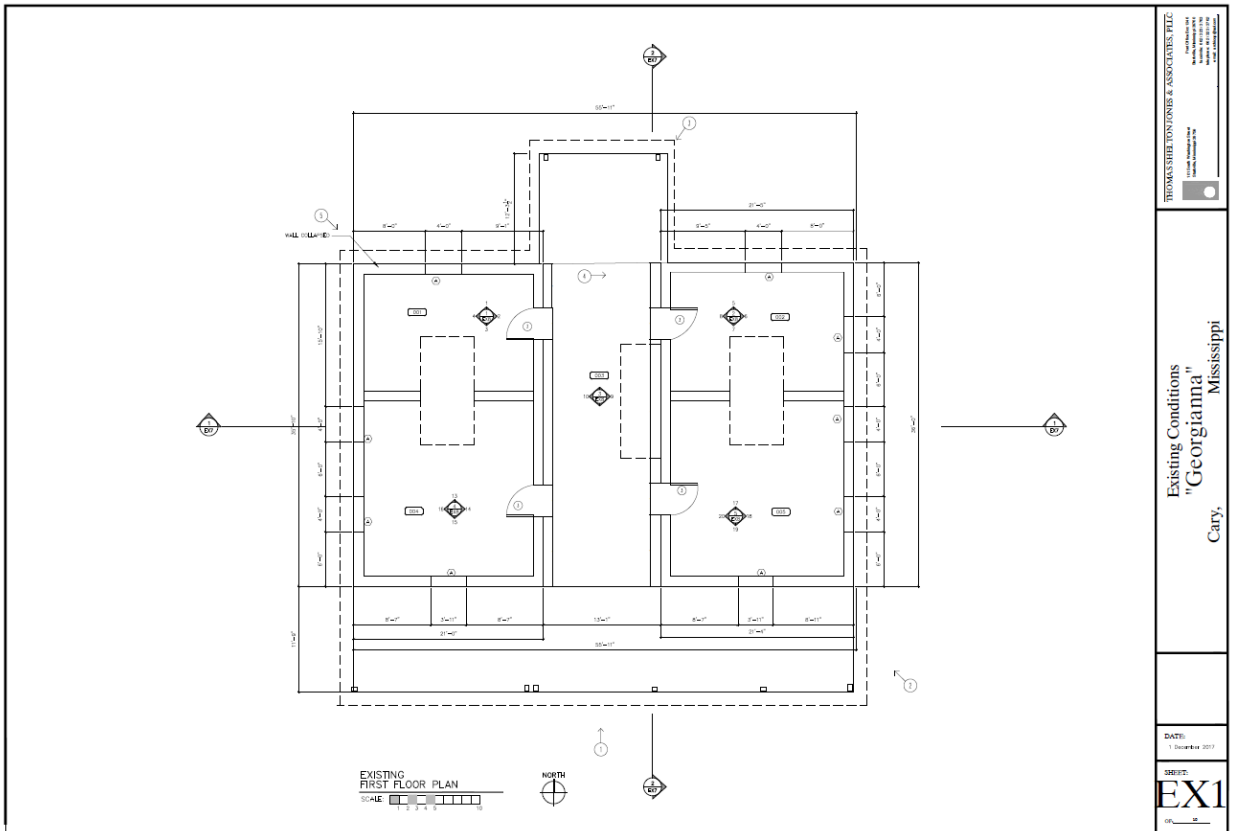


- **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.

Name of Property **Georgianna**

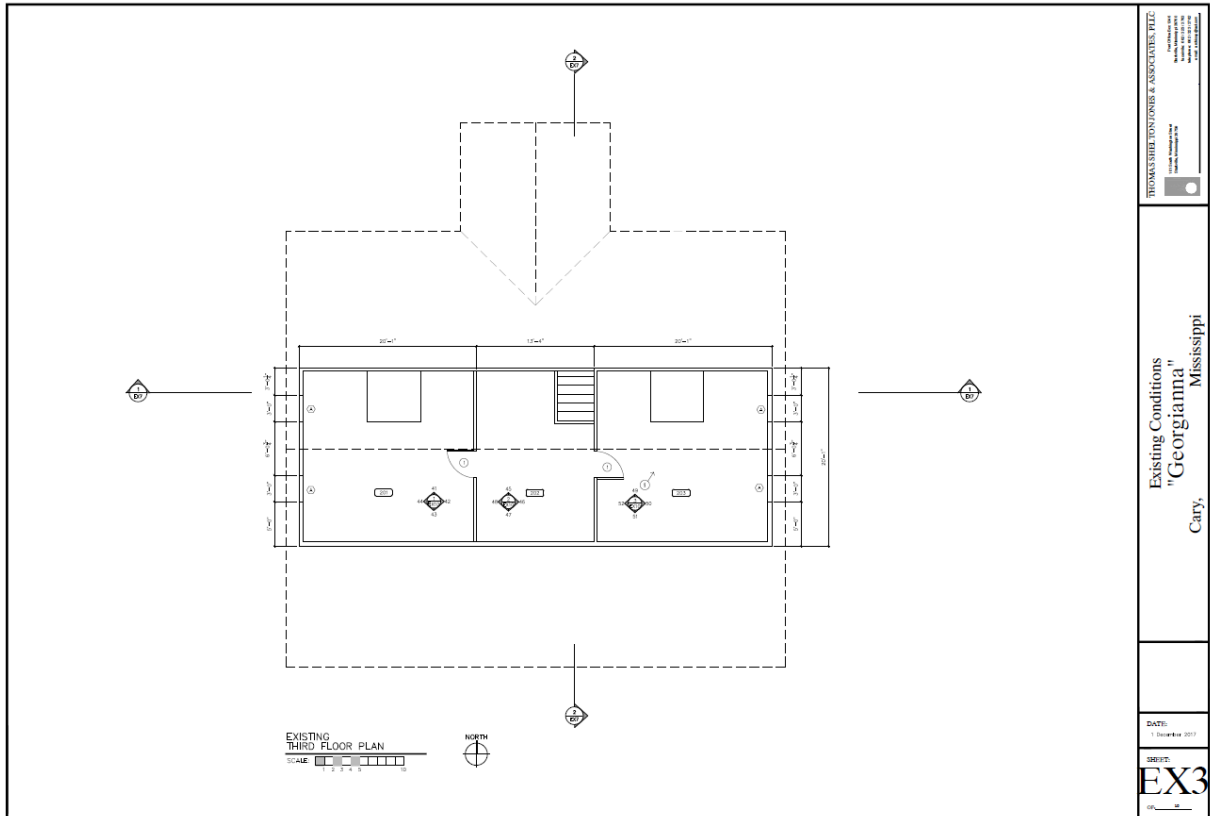
County and State: **Sharkey County, Mississippi**

- **Additional items:** (Check with the SHPO, TPO, or FPO for any additional items.)



Name of Property **Georgianna**

County and State: **Sharkey County, Mississippi**



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: Georgianna
 City or Vicinity: Cary vic.
 County: Sharkey State: MS
 Photographer: Michael Fazio
 Date Photographed: September, 2017

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

Photographer: Michael Fazio
 Date of photograph: September, 2017

Name of Property **Georgianna**

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1. Front (south) and left side (west), facades, looking northeast
2. Front (south) and right side (east) facades, looking northwest
3. Front (south) facade, looking north
4. Back (north) facade looking south
5. First floor center passage with cistern to the rear, looking south
6. Interior of cistern brickwork
7. Detail of half-dove-tail-notching and timber construction
8. Second floor timber framing west wall
9. Second floor timber framing and east-chimney opening
10. Detail of framing in Attic

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.



MS_Sharkey County - Georgianna - 0001



MS-Shartey County-Georgianna-0002



MS - Sharkey ~~County~~ County - Georgianna - 0003



MS - Sharkey County - Georgianna - 0004



MS - Sharkey County - Georgia - 0005



MS - Sharkey County - Georgianna - 0006



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- 0009



MS - Sharkey County - Georgianna - 0010