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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. **Place additional certification comments, entries, and narrative items on continuation sheets if needed (NPS Form 10-900a).**

1. Name of Property

historic name Woodlawn
other names/site number VDHR ID# 076-0122

2. Location

street & number 15500 Haymarket Dr n/a not for publication
city or town Haymarket vicinity
state Virginia code VA county Prince William code 153 zip code 20169

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,
I hereby certify that this nomination request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.
In my opinion, the property meets does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:
 national statewide local

Signature of certifying official Date

Title State or Federal agency/bureau or Tribal Government

In my opinion, the property meets does not meet the National Register criteria.

Signature of commenting official Date

Title State or Federal agency/bureau or Tribal Government

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)

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

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

- private
- public – Local
- public – State
- public – Federal

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

Contributing	Noncontributing	
1	0	Buildings
0	0	district
1	0	site
1	0	structure
0	0	object
3	0	Total

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

Number of contributing resources previously listed in the National Register

N/A

N/A

6. Function or Use

Historic Functions
(Enter categories from instructions)

DOMESTIC/single dwelling

HEALTH CARE/medical office

Current Functions
(Enter categories from instructions)

VACANT/NOT IN USE

7. Description

Architectural Classification
(Enter categories from instructions)

EARLY REPUBLIC/Federal

Materials
(Enter categories from instructions)

foundation: STONE/Sandstone

walls: METAL/Aluminum

roof: ASPHALT shingles

other:

8. Statement of Significance

Applicable National Register Criteria

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

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

Criteria Considerations

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

Property is:

- A owned by a religious institution or used for religious purposes.
- B removed from its original location.
- C 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

(Enter categories from instructions)

Architecture

Politics/Government

Period of Significance

ca. 1825 – ca. 1862

Significant Dates

1825, 1830, 1845, and 1862

Significant Person

(Complete only if Criterion B is marked above)

Tyler, John Webb

Cultural Affiliation

N/A

Architect/Builder

Unknown

Period of Significance (justification)

The Period of Significance for Woodlawn corresponds to its initial construction date of ca. 1825 and ends in 1862 with the death of John W. Tyler.

Criteria Considerations (explanation, if necessary)

9. Major Bibliographical References**Bibliography** (Cite the books, articles, and other sources used in preparing this form on one or more continuation sheets)**Previous documentation on file (NPS):**

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

Primary location of additional data:

State Historic Preservation Office
 Other State agency
 Federal agency
 Local government
 University
 Other
 Name of repository: **Virginia Department of Historic Resources**
Richmond, Virginia

Historic Resources Survey Number (if assigned): VDHR File No. 076-0122**10. Geographical Data**

Acreeage of Property 9.73 acres
 (Do not include previously listed resource acreage)

UTM References

(Place additional UTM references on a continuation sheet)

1	<u>18</u>	<u>269,290</u>	<u>4,298,145</u>	3	<u>18</u>	<u>269,335</u>	<u>4,297,762</u>
	Zone	Easting	Northing		Zone	Easting	Northing
2	<u>18</u>	<u>269,404</u>	<u>4,298,099</u>	4	<u>18</u>	<u>269,218</u>	<u>4,297,815</u>
	Zone	Easting	Northing		Zone	Easting	Northing

Verbal Boundary Description (describe the boundaries of the property)

See continuation sheet.

Boundary Justification (explain why the boundaries were selected)

See continuation sheet.

11. Form Prepared By

name/title Debbie Robison, Program Manager and Mohsen Rahini, Historical Architect
 organization Shaffer, Wilson, Sarver, & Gray, PC date June 28, 2009
 street & number 1821 Michael Faraday Drive Suite 302 telephone (703) 471-6803
 city or town Reston state Virginia zip code 20120
 e-mail Debbie.robison@swsgpc.com

Additional Documentation

Submit the following items with the completed form:

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

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

- **Continuation Sheets**
- **Additional items:** (Check with the SHPO or FPO for any additional items)

Photographs:

Submit clear and descriptive black and white photographs. The size of each image must be 1600x1200 pixels at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map.

Refer to end of document.

Property Owner:

name University of Virginia Foundation

street & number P.O. Box 400218

telephone (434)982-4848

city or town Charlottesville

state VA

zip code 22904

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 18 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. fo the Interior, 1849 C. Street, NW, Washington, DC.

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Woodlawn

Prince William County, Virginia

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Narrative Description

Summary Paragraph

The Woodlawn house is a brace-framed Federal-period style 1 ½- and 2-story frame house that was constructed in three primary periods (ca. 1825, ca. 1830, and ca. 1845) in a linear manner along a nearly east-west axis. The façade has a pedimented portico supported by Tuscan columns. The elaborately decorated entrance retains much of the character-defining Federal-period decorative details. The roof is clad with asphalt shingles and the exterior walls are clad with aluminum siding over the original extant weatherboard siding. The foundation and four chimneys are constructed of irregularly-coursed rough-cut fieldstone. The upper portions of the chimneys are constructed of brick. The Federal-period style is represented on the interior by the woodwork surrounding the entrance, including bead molding trimming the elliptical fanlight, and the mantelpieces. The house is located in a rural area near Haymarket, Virginia, on a relatively level 206-acre property. Secondary resources include the trace of the original lane, a contributing structure, which is lined with cedar trees. In addition, a few specimen maple trees remain from an anti-bellum landscape, a contributing site, which delineated an ever-widening viewscape. The property is in fair condition, and while it has been repaired, only a few modernizing alterations were made to the plan after the period of significance.

Narrative Description

Woodlawn is an Early-Republic-period dwelling located near Route 15 within the Journey Through Hallowed Ground National Heritage Area. Located in Prince William County, the house is situated within a clearing comprised of grassland. The setting is currently rural. The original façade faces south toward Thoroughfare Road, though access to the house is now from the north via a gravel driveway off unimproved Haymarket Drive. The original lane extended from Thoroughfare Road, passing the dwelling to the west, then continued northeast toward Haymarket, Virginia. Much of the southern portion of the road trace is clearly defined by the sunken roadbed and the cedar trees that line much of the lane on each side. Specimen silver maple trees that remain on the property may have been part of a historic landscape that created an ever-widening viewscape from the portico and focused attention on the house as it was approached. The two maples have circumferences of 159" and approximately 175", and qualify as specimen trees according to the Prince William County Design and Construction Standards Manual. The U. S. Department of Agriculture aerial photos from 1937 show a V-shaped landscape plan consisting of trees whereby the point of the "V" is centered on the façade as it would have existed ca. 1830.

The Woodlawn house is a brace-framed dwelling constructed in three primary phases, which created a three-part building extending out along its east-west axis. The 1 ½-story central block was constructed ca. 1825, a 2-story addition was constructed on the western side ca. 1830, and a 1 ½-story single-pile plan addition was built on the eastern side ca. 1845. The eastern addition was constructed 7 feet off the centerline of the original house. The roofs on each of the three building phases are gabled and have plain box cornices. The 20th-century kitchen, constructed within a former porch, has a shed roof. All of the roofs are clad with ca. 1965 asphalt shingles. The entire house bears on a raised foundation, which is constructed of irregularly-coursed, rough-cut fieldstone, except at the 1 ½-story addition where the foundation is regularly-coursed. Aluminum siding, installed ca. 1965 after the University of Virginia acquired the property, covers the original square-edged weatherboard siding. The exterior window trim is simple with mitered corners. The windows are shuttered, though some shutters are missing, in disrepair, or stored inside the hall. All of the windows in the house are likely original to their period of construction except for the c. 1945 bay window located in the 1 1/2-story eastern addition.

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There are four composite-masonry chimneys of irregularly-coursed stone on the lower portions and brick on the upper portions. The brick was constructed using a running bond. All of the chimneys have been painted white.

Central Block, ca. 1825

The earliest portion of the house, the central block (22'x28'3"), was constructed ca. 1825. Two rooms on the first floor form a double-pile plan. These rooms were built with twin exterior-end stone and brick chimneys. The north and south elevations have two bays. The southern elevation has two six-over-six, double-hung wood windows at the first floor and one four-over-four, double-hung dormer window penetrating the roof. The northern elevation is similar. A six-over-six, double-hung window penetrates the eastern gable end of the garret bedchamber.

On the interior, the southern room has wide architrave trim with mitered corners around the doors and windows. The flooring is medium-width pine, tongue-and-groove flooring. Most of the mantelpiece on the eastern wall was removed leaving only a Tuscan-style colonette on a wood plinth. The molded chair rail, base molding, and baseboard is simple in form. A late-20th-century built-in bookcase extends along the western wall. In the northern room, a fine example of a typical Federal-period mantelpiece is situated on the eastern wall. It has a simple shelf with a plain frieze between molded end blocks. These are supported by reeded pilasters on wood plinths. The door and window surrounds, chair rail, and base molding have similar articulation to those in the southern room. A mid-20th-century china cabinet extends along the western wall.

The garret bedchamber on the second level has a fireplace with a classical-style mantelpiece. The walls and ceiling in the bedchamber have been replaced with wallboard and paneling. Original wide-plank flooring exists in the attic space, though it has been overlaid with newer wood flooring in the bedchamber. The cellar of the central block has a dirt floor. The walls and log joists in the southern portion of the cellar are painted white. The northern portion of the cellar is only partially excavated.

Two-Story Western Addition, ca. 1830

A two-story addition (28'-8"x18'-10"), constructed ca. 1830 on the western side of the central block, has a side-passage, single-pile plan. The side passage abuts the central block, thus forming a center hall for the whole dwelling. A stone and brick exterior-end chimney is centered on the western side of the addition. The north and south elevations have three bays. The entrance on the southern elevation has a classically-designed portico with five remaining Tuscan columns, two of which are engaged, supporting a pedimented roof. The columns bear on stone plinths. One of the columns is missing.

The elaborately decorated entrance, with pilasters capped with a scallop-motif frieze, a six-panel door with oval carvings in the upper panels, and circle-motif molding above the door and sidelights, retains much of the character-defining Federal-period decorative details. Cable molding trims the base and rake moldings of the tympanum, which has a molding that forms a triangle in its center. The exterior six-panel door, which has oval carvings in the upper panels, is flanked by sidelights. Each sidelight has three lites over a wood panel. Pilasters on each side of the sidelights are capped with a scallop-motif frieze. A circle-motif molding extends within the capital below an elliptical fanlight. The ellipse has a block keystone. The portico floor, made of brick, sandstone, and tile, replaced an earlier floor. Four six-over-six, double-hung wood windows are on the southern elevation: two at the first floor and two aligned above at the second floor. There are no

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windows on the western elevation. The fenestrations on the northern elevation are similar to the southern elevation; however, the northern elevation has a three-bay covered porch the length of the addition. The wood porch has a shed roof supported by chamfered square posts. Modern jack-arch wood decoration exists between the posts. The balustrade is plain wood and the porch floor is wood plank. The top two panels of the six-panel exterior door were replaced with glazing.

In the interior of the western block, the ceiling elevation is higher than the ceilings in the original central block. The wide hall has a double-turn stair with a landing. The stairway has carved decorative step brackets below plain, slender balusters. The handrail terminates at a newel post that complements the Tuscan columns at the portico. The stair landing has its original wide-plank pine flooring. The hall has front and rear opposing entrances. The southern entrance has ornate Federal-period moldings, an elliptical fanlight articulated with bead molding, and sidelights. The below-stair closet has a six-panel door with a twisted-metal hook closure. The flooring is covered with vinyl tile. The interior door and window trim throughout the western addition is symmetrically molded with corner blocks. A fireplace exists in the western wall of the parlor, though the mantelpiece was removed. The parlor has carpeting covering medium-width pine wood flooring. The chair rail, which forms the sills of the windows, is more elaborate in this room than in the other rooms of the house. A 20th-century closet was constructed in the northeast corner of the room.

The second-level bedchamber has the same dimensions as the parlor directly below. A Federal-period mantelpiece surrounds the fireplace on the western wall. A molded chair rail forms the sills of the windows. The window trim has mitered corners. A small chamber on the second level above the main entrance was rehabilitated into a bathroom in the mid-20th century. A step down into the garret bedchamber is necessary due to the higher ceiling heights in the western addition.

There is a low crawl space beneath the western addition.

1 1/2-Story Eastern Addition, ca. 1845

A 1 1/2-story addition (38'-2"x17'), constructed ca. 1845 on the eastern side of the central block, has a side-passage, single-pile plan. The side passage abuts the central block. A stone and brick interior chimney penetrates the roof approximately 9' from the eastern gable end. The southern elevation, with four bays, has three six-over-six, double-hung wood windows and a bay window at the first floor and two four-over-four, double-hung wood dormer windows penetrating the roof. The northern elevation has one six-over-six, double-hung wood window and one four-over-four double-hung wood dormer window. The eastern elevation has one six-over-six, double-hung wood window on the southern side of the first floor and a four-light, side-hinged casement window in the gable. An exterior door, covered with a gable roof hung from the wall, provides access via stone steps into the cellar. Another stone stairway leads up to an exterior door at a vestibule. A small window is situated between the door and the addition. The western elevation, where the addition extends beyond the central block, has a six-over-six, double-hung wood window at the first floor, and a six-over-six, double-hung wood window centered in the gable.

In the interior of the eastern addition, the floor elevation is higher than the floor elevation in the central block. A step up is required from the passage into the hall. The double-turn stair is narrow and has a landing, which is finished on the underside with wood paneling. A bay window in the southern wall of the hall provides light into the space. The hall floor has had an additional layer of wood flooring installed. The primary first-floor space was likely a physician's office. The

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room has a simple chair rail, baseboard, and mantelpiece. The location of an earlier exterior door is evident, though it has been infilled and finished with plaster. The storage room on the east side of the eastern addition was not accessible.

The second-floor space has wide pine flooring. The walls are made of gypsum board. There is no evidence of a fireplace in this room.

The cellar in the eastern addition has a stone fireplace with a large raised hearth, likely used as a summer kitchen. The wood stairway leading down into the cellar is narrow. A cold storage room on the east side of the cellar has a concrete curb abutting the northern wall. An exterior doorway in the cold storage opens to a stone stairway leading up to grade. A doorway within the western wall of the cellar provides access to the cellar beneath the central block. This doorway was likely an earlier exterior entrance to the cellar prior to construction of the eastern addition.

Kitchen Addition, ca. 1945

A porch, constructed on the eastern wall of the central block and the northern wall of the 1 ½-story addition, was converted into the existing kitchen ca. 1945. It has a shed roof clad with asphalt shingles. The eastern elevation has one six-over-six, double-hung wood window. A small door provides access to the crawl space. The northern elevation has a small double-casement window with four lights.

On the interior, the walls are constructed of plaster on wood lath. The floor is vinyl. The original beaded tongue-and-groove porch ceiling is visible in some area above the gypsum ceiling that covers it. Metal base and wall cabinets are along the northern and western walls.

Contributing Features Inventory

Dwelling – Associated with listed areas of significance, constructed within period of significance, residence of significant person, retains integrity.

Front Landscape Garden – Associated with architecture significance, constructed within period of significance, some of the specimen trees remain, most of open lawn remains.

Lane – Associated with architecture significance, constructed within period of significance, well-defined, retains integrity.

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Statement of Significance Summary Paragraph

The Woodlawn house is located, near Haymarket, in northern Prince William County, Virginia, significant at the statewide level, under National Register Criterion B, with significance in Politics/Government for its association with Virginia state senator John Webb Tyler, and locally significant under National Register Criterion C for Architecture. Woodlawn house was constructed for Tyler in three primary periods beginning ca. 1825 when the existing central block of the house was built. A Federal-Period-style addition was constructed ca. 1830 at the launch of Tyler's political career in the Virginia General Assembly. The house retains many of its Federal-period-style decorative details. The second addition, built ca. 1845, was constructed with a warming kitchen in the cellar, while the first floor was likely used as a physician's office. A contributing road trace for the original lane that extends northward to the house remains and is lined with cedar trees. This north/south lane lies west of a contributing landscape that was delineated by maple trees. Several specimen maple trees remain. Woodlawn house is a rare surviving example of a Federal-period-style house built along a horizontal axis in Prince William County where similar houses were popular.

John Webb Tyler, whose political career began in 1830, rose to prominence in the State Senate throughout the late 1840s when the Virginia Senate was adopting antebellum resolutions relative to slavery and the Wilmot Proviso. The purpose of the proviso, which Tyler actively opposed, was to prohibit slavery in the territories acquired from Mexico as a result of the Mexican-American War. Tyler was elected Speaker of the Virginia Senate in 1849, a position he briefly held before his election as a Circuit Court judge. Tyler, whose pro-slavery and States' rights views were evident during his political career, was influential in promoting ratification of Virginia's Ordinance of Secession through incendiary statements published in the newspaper calling for Virginians to defend their State rights.

The Period of Significance for Woodlawn corresponds to its initial construction date of ca. 1825 and ends in 1862 with the death of John W. Tyler.

Narrative Statement of Significance

Architecture

Woodlawn is an excellent example of the Federal-period design ideal that the simplicity of the Tuscan order is appropriate for rural farmhouses.¹ Architecture in this period, including the landscape design, was formal and geometric. Throughout the house, simple moldings and geometric shapes provide balance to the ornamentation. The front door surround utilizes circle and square geometry to achieve an elaborate, coordinated design. Bead molding, which embellishes the elliptical arch of the fanlight, is balanced by a circle-motif molding below the fanlight. The circles alternate with square segments, evidencing a theme that is repeated in the pilaster design. In profile, the pilasters have a central torus flanked by paired square elements. The elaborate entrance is balanced with the simplicity of the Tuscan order of the portico.

Interior ornamentation of the door and window architraves and mantelpieces, exhibits designs popular in the Federal period. The door and window architraves in the western parlor and hall have corner blocks coordinated in design with the architrave molding. Three of the five original Federal-style mantelpieces remain, and a portion of the eastern parlor mantelpiece is stored in the house. This portion has a colonette of the Tuscan order, evidencing a thematic approach that pulls design elements from the exterior into the interior. The dining room mantelpiece has reeded pilasters over wood plinths. The molding used for the exterior entrance pilasters was used above the mantelpiece pilasters to flank a plain

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frieze. The chair rail and base moldings in the dining room and adjacent parlor are simple in design, reflecting Tuscan principles. The two mantelpieces in the bedchambers are similar in design. Both emphasize formal rectangular geometry.

Woodlawn is a rare remaining example in Prince William County of a rambling house built along a horizontal axis with the most formal room on one end descending to the least formal on the other end. The distance is greater between the formal entrance, where visitors were received, and the side entrance adjacent to a work yard used by slaves. The western-most room, the parlor, was the most elaborately decorated room in the house. In contrast, the eastern-most room, probably used at one time as a physician's office, has the simplest trim and mantelpiece. A summer kitchen used by slaves is located in the eastern-most cellar. Food was brought from the cellar to the dining room through a utilitarian passageway. The Shelter, a similar nearby dwelling constructed along a horizontal line, was constructed of like materials with similar fenestrations. The house, located near Woolsey and owned by another branch of the Tyler family, is now a ruin. Prospect Hill, located in the Haymarket vicinity, is a 1 ½-story frame dwelling with a linear plan. It is in fair condition, but does not exhibit the Federal-period style characteristic of Woodlawn. Hagley was another dwelling constructed on a linear plan, though constructed of frame and log. It was located in the Haymarket vicinity along with Waverly Mills, which was a simple 1 ½-story dwelling constructed on a linear plan, but now only the foundation remains. (See continuation sheets.)

For wealthier landowners of the period, the notion of the farm as an estate grew. Dwellings were set into an embellished landscape along the lines of the classical Roman concept of the ideal of the villa. Similar to the architecture, the landscape style was formal and geometric. The Woodlawn landscape reflected this trend. Trees, including maples, were planted in front of the house in a V-shaped pattern, providing bilateral symmetry around an axis centered on the portico. The French-influenced plan provided an ever-widening view from the portico into the distant landscape. On approach to the house, the landscape bespoke power, as fitting for a new member of the Virginia General Assembly. This formal landscape of rows of trees delineating a lawn may have given rise to the name of the farm: Woodlawn. Several specimen maple trees remain in the landscape, though the layout is no longer in evidence.

Association with Person Significant to our Past

John Webb Tyler, a lawyer whose political career began in 1830, rose to prominence in the Virginia General Assembly House of Delegates and Senate, and capped his political career for a brief period as Speaker of the Virginia Senate.² In 1847, he reported to the Virginia House of Delegates on a bill to extend the jurisdiction of the Commonwealth of Virginia over the County of Alexandria, then within the boundary of the District of Columbia, and was appointed to a committee to resolve disagreements between the House and the Senate bill, especially as pertains to representation in the Virginia House of Delegates.³

Tyler's legislative record in the Senate indicates that he was a staunch supporter of slavery. As a slave owner, Tyler was protecting his own interests. Upon taking his seat in the Senate, Tyler was appointed to the Committee of General Laws, which addressed, among other issues, incorporations, rewards for killing wolves, and more significantly, the issue of whether free blacks should remain in the Commonwealth.⁴ During the summer session of 1849, when the Senate was revising the Civil Code of Virginia, Tyler typically voted in favor of slavery and against freedom for African-Americans. For example, Tyler voted against an amendment that would have provided freedom to children born during a period between when a deed or will is recorded to emancipate a female slave and the actual date of emancipation.⁵ The Senate also passed two bills to encourage "Free Persons of Color" to migrate out of the Commonwealth. First, the Senate provided \$30,000 annually for 5 years to pay transportation expenses to the American Colonization Society, and secondly, provided for a \$5 annual tax on every free male negro at least age 21 years old up to age 55 to induce them to migrate.⁶

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Tyler was active in the Virginia Senate throughout the late 1840s when the General Assembly was adopting antebellum resolutions relative to slavery and the Wilmot Proviso. The purpose of the proviso, which Tyler opposed, was to prohibit slavery in the territories acquired from Mexico as a result of the Mexican-American War. Tyler's most significant actions during his political career center on his work to defeat the Wilmot Proviso. Tyler was appointed to a Senate committee to work with the House of Delegates on resolutions that outline Virginia's views of the rights of slaveholders and Virginia's commitment to make any sacrifice to protect their rights. In fact, Tyler was the spokesman for the Joint Committee on the Wilmot Proviso and made the report to the Senate.

Tyler was elected Speaker of the Virginia Senate in 1849, a position he briefly held before his election as a Circuit Court judge.⁷ Tyler, whose pro-slavery and States' rights views were evident during his political career, was influential in promoting ratification of Virginia's Ordinance of Secession through incendiary statements published in the *Alexandria Gazette* calling for Virginians to defend their State rights. Days prior to the ratification vote, 23 citizens sent a letter to Judge Tyler asking his advice on the propriety of adopting the Ordinance of Secession. They stated that they valued his opinion due to his sound judgment and conservative views. Because Tyler was a Circuit Court judge in the localities of Stafford, Prince William, Alexandria, Fairfax, Loudoun, Fauquier, and Rappahannock, he was well known to the readers of the *Alexandria Gazette*. On the day of the ratification vote, May 23, 1861, Tyler's response letter was published in the newspaper. Tyler stated that Virginia needed to defend her soil from invasion of a powerful army whose purpose was to force Virginia to submit to the administration at Washington, D. C., and specifically Abraham Lincoln. He declared that anyone who voted against the Ordinance of Secession affirmed the right of those in power in Washington to invade Virginia. Tyler, who took offence at the statement by General Butler of Massachusetts that the army would thrash Virginia back into the Union, noted that citizens voting against secession in essence agreed with General Butler's sentiments.⁸

Tyler's views and influence in promoting the Wilmot Proviso resolutions and his subsequent call for secession contributed significantly to the resulting Civil War.

Developmental history/additional historic context information (if appropriate)

In 1724, the 12,285-acre Broad Run tract where Woodlawn would be constructed was granted to John Carter and Charles Carter, Junior by Thomas, Sixth Lord Fairfax, the proprietor of the Northern Neck of Virginia.⁹ The Carters likely leased portions of the land to tenant farmers, a practice continued by subsequent owners.¹⁰ The land remained in the Carter family until the executors of the will of Charles Carter sold 3,560 acres to the Reverend Isaac Campbell in 1774.¹¹ In October 1785, following the death of Reverend Campbell, the land was partitioned and sold.¹²

The land was ideally situated and had ample water resources, which may have contributed to the formation of two late-18th-century towns on Carter's original Broad Run tract. The Town of Buckland was chartered in 1798 on land then owned by John Love, and shortly thereafter the Town of Haymarket was chartered in 1799 on the land of William Skinker. George Gray Tyler owned all the land between the two towns. Tyler was one of the original town trustees of Haymarket, which was the site of the District Court until 1807.

Mary Tyler, who inherited 941 ½ acres of land from her father (George Gray Tyler), married her cousin John Webb Tyler by 1822.¹³ Perhaps their marriage was the impetus for constructing the Woodlawn house. Funds for building the house

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may have been raised through the sale of 175 acres to William Steel for \$1,408 in 1822.¹⁴ The following year, the land tax was charged to John Tyler *in right of his wife*. John Tyler is listed as having a life ownership in the property, rather than owning it in fee simple, since the land was inherited by his wife.¹⁵ They constructed the Woodlawn house ca. 1825 on 765 $\frac{3}{4}$ acres. Land tax records of 1825 note that buildings were added, which were valued at \$2,298. The previous years' land tax records did not denote any building value.¹⁶

Originally, Mary and John Webb Tyler likely constructed a 1 $\frac{1}{2}$ -story house containing two first-floor rooms with a garret bedchamber on the upper level. A lane extended from the western side of the house in a southerly direction to a local road that extended eastward to what is now called the Old Carolina Road. Over the years, additions were constructed onto Woodlawn house to meet the changing needs of the family. By 1830, when Tyler was beginning his political career, the Tylers had at least four children.¹⁷ The first addition to Woodlawn house was likely constructed ca. 1830 when the value of the house increased from \$2,298 to \$2,750. A notation in the tax record confirms a *building added*.¹⁸ By 1837, the Tylers had at least nine children.¹⁹

John Webb Tyler, who trained as a lawyer, entered into politics in 1830. He represented Prince William County in the Virginia House of Delegates for the 1830-31 term and 1846-47 term. He was a member of the Virginia Senate for five sessions from 1847 to 1850 representing Prince William and Fauquier Counties. At the end of his political career, he was for a brief time the Speaker of the Virginia Senate. As a member of the House of Delegates, Tyler was placed on various committees, such as the Committee for the Courts of Justice, Committee of Finance, and Committee to Examine the Armory.²⁰ He is recorded in the *Journal of the House of Delegates* for presenting various legislative petitions from bank officers and citizens for bank charters and business incorporations.

Throughout Tyler's career in the Virginia Senate, he consistently supported slavery. As the Senate's spokesman for the Joint House and Senate committee on the Wilmot Proviso, Tyler was a key legislator in developing the final Virginia resolutions on the Wilmot Proviso. Of the six resolutions, the first three referred to the protection of the right of slavery. The General Assembly felt that slavery was protected by the Federal Constitution, that prohibition of slavery in Washington, D.C. was in violation of the Federal Constitution, and that the proviso abridges the rights of the slaveholder by preventing his free emigration with his slaves to the acquired territories. The last three resolutions threatened Civil War. It was resolved that passage of the proviso was an aggression on the rights of the Southern people which would justify them in taking any measure in resisting such aggression, that the Governor of Virginia would convene the Legislature to consider how Virginia should respond if the proviso was passed, and that Virginia stood ready to make any sacrifice to protect States' rights.²¹

In Tyler's letter that was published in the *Alexandria Gazette* on the day of the vote for the ratification of Virginia's Ordinance of Secession, Tyler echoed sentiments similar to the Virginia resolutions the he worked to pass twelve years prior. He considered the marshaling of an army in sight as an act of aggression against Virginia. In addition, he vehemently avowed that the Federal administration was usurping states' rights, and that Virginia's sons should protect her soil from invasion.

Tyler was a slave owner who worked in the legislature to protect slavery. In 1824 he owned 10 slaves who were living in Prince William County; however, the number of slaves increased to at least 18 by 1860.²² In 1832, the year Tyler purchased a lot in the Town of Haymarket, he also purchased a slave named Luke Johnson who was a hatter by trade.²³

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Many of the slaves likely lived and worked at Woodlawn raising and slaughtering livestock, farming, and manufacturing butter and wool. In support of these manufactories, Tyler's slaves were tending 50 sheep and 13 milch cows in 1850, in addition to swine, horses, and cattle. Woodlawn farm produced hay, Indian corn, wheat, oats, Irish potatoes, and sweet potatoes for market.²⁴

Sometime prior to the Civil War, the Tyler family constructed another addition onto the Woodlawn house. It is hypothesized that the second addition was constructed in the 1840s, perhaps after the end of the economic depression in 1843 but before Tyler remarried in 1847. Land tax records do not suggest a date of construction, since the value of buildings remained constant through the Civil War (except for the year 1840 when there was a reduction in building values due to the reassessment prompted by the 1838-43 economic depression).²⁵ The lack of circular saw marks, hand-aded joists, use of cut nails, and chimney and hearth construction suggest building construction prior to the Civil War. The cellar of the second addition was likely constructed for the purpose of a warming kitchen and cold storage area. The upper level was likely used for storage, since there was no fireplace constructed in the chimney at this location.

By 1847, Tyler had moved to Warrenton, Virginia, where he owned a house. He married Gynnetta W. Dade about December 1847, and they had three children.²⁶ John Webb Tyler's son, Randolph Tyler, became a physician and advertised in 1853 that he had a medical practice at Woodlawn. Modifications to the house suggest that perhaps Dr. Tyler provided his services in the second addition. It is hypothesized that around the time he opened his practice at Woodlawn, Dr. Tyler had a vestibule constructed that provided access for patients while opening a private connection between the house and his medical practice.

Following Abraham Lincoln's election as President in 1860, southern states seceded from the Union over concern that Lincoln would abolish slavery. Virginia's leaders were desirous of averting war and sought ways to keep the Union together. A State Convention was called, to be held in Richmond in February 1861.²⁷ Judge John W. Tyler declined becoming a candidate for the State Convention on the grounds that his position as a Circuit Court judge made him ineligible.²⁸ The Convention voted on April 17, 1861, two days after the bombardment of Fort Sumter, to secede. Ratification of the vote was scheduled to be put before the state's citizens in an election on May 23rd. Days prior to the ratification vote, 23 citizens sent a letter to Judge Tyler asking his advice on the propriety of adopting the Ordinance of Secession. They valued his opinion due to his *sound judgment and conservative views*. Despite his earlier conflict-of-interest stance, Tyler responded in a strongly-worded letter to the *Alexandria Gazette* that he was in favor of secession due to the threat of invasion of Virginia by Lincoln's administration in Washington.²⁹

After Virginia's secession from the Union, at least four of Judge Tyler's sons enlisted with the Confederacy. Charles Edwin Tyler was a lieutenant with the 49th Virginia Infantry, possibly a private with the 4th Regiment Virginia Cavalry, and possibly a member of Mosby's Regiment, Virginia Cavalry. Both Lyttleton Tyler and Madison Tyler enlisted with the Black Horse Cavalry, Company H, 4th Regiment Virginia Cavalry. Lyttleton Tyler, who was a schoolteacher, was a private. Madison Tyler was a young lawyer who was killed at the beginning of the war, on July 3, 1861, by friendly fire from South Carolina troops west of Falls Church.³⁰ Grayson Tyler was a lieutenant colonel with the 17th Virginia Infantry, Prince William Rifles. The Prince William Rifles formed at Haymarket, Virginia, near Woodlawn.

In November 1862, the nearby Town of Haymarket was burned by Federal troops in a retaliatory response to the actions in October 1862 of Confederate cavalry on reconnaissance from Thoroughfare Gap to the old Bull Run battlefield. They

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passed through Haymarket and captured seven wagons of forage intended for Union cavalry.³¹ In response, on November 4, 1862, German troops under Generals Sigel and Steinwehr entered the town, split wood in a shed to use for kindling, and burned more than thirty houses after rifling through them. Left homeless, the inhabitants searched for shelter, many of whom found shelter at Woodlawn house.³²

Judge John Webb Tyler died in the early part of 1862. The ownership of Tyler's Woodlawn farm transferred to the children he had with his first wife. In 1867 the northern portion of the Woodlawn farm, including the house, was sold to N.C. Delaware S. B. Davis (N.C.D.S.B. Davis) for \$14,000. During the early 20th century, the Woodlawn farm operated as a dairy farm, as evidenced by a nearby dairy barn. The Davis family, and their descendents, owned Woodlawn until it was gifted to the University of Virginia in 1964.

¹ Asher Benjamin, *The American Builder's Companion*, A Reprint of the Sixth (1827) Edition with 70 Plates, Dover Publications, Inc, New York, 1969, p. 33.

² *Journal of the Senate of the Commonwealth of Virginia*, John Warrock, Printer to the Senate, Richmond, 1849, pp. 74, 77, as viewed at <http://books.google.com> on 01 January 2009.

³ *Journal of the House of Delegates of the Commonwealth of Virginia*, from *Records of the States of the United States of America; [Virginia, 1727-1869; A.1b Journals of the House of Burgesses and of the House of Delegates]*, Library of Virginia, microform, Film 331, reel 26, 08 Feb 1847, p. 126; 08 Mar 1847, p. 181; 09 Mar 1847, p. 191, 212.

⁴ *Journal of the Senate of the Commonwealth of Virginia*, from *Records of the States of the United States of America; [Virginia, 1727-1869; A.1a Journal of the Senate]*, Library of Virginia, microform, Film 332, reel 5, 09 December 1847, pp. 33,35, 46.

⁵ *Journal of the Senate of the Commonwealth of Virginia*, from *Records of the States of the United States of America; [Virginia, 1727-1869; A.1a Journal of the Senate]*, Library of Virginia, microform, Film 332, reel 6, 28 May 1849 – 17 Aug 1849, pp. 293-4, p. 325.

⁶ *Journal of the Senate of the Commonwealth of Virginia*, from *Records of the States of the United States of America; [Virginia, 1727-1869; A.1a Journal of the Senate]*, Library of Virginia, microform, Film 332, reel 6, 28 May 1849 – 17 Aug 1849.

⁷ *Journal of the Senate of the Commonwealth of Virginia*, from *Records of the States of the United States of America; [Virginia, 1727-1869; A.1a Journal of the Senate]*, Library of Virginia, microform, Film 332, reel 6, 03 Dec 1849, pp. 3, 61-62, 66, and 74.

⁸ *Alexandria Gazette*, 23 May 1861, p. 2.

⁹ Northern Neck grant A:70, 18 September 1724.

¹⁰ Prince William County Deed Book (PWDB) T:77, 3 August 1774.

¹¹ Prince William County Deed Book (PWDB) T:77, 3 August 1774.

¹² PWDB W:314, December 1785.

¹³ Prince William County Land Tax of 1821. Mary Tyler is charged tax on 941.5 acres, described as *Broad Run*, with the notation *Divided by Commr under a decree of the Court of Prince William*.

¹⁴ PWDB 8:259, 19 January 1822.

¹⁵ Prince William County Land Tax of 1823.

¹⁶ Prince William County Land Taxes of 1824 and 1825.

¹⁷ United States Federal Census of 1850 and 1860.

¹⁸ Prince William County Land Tax of 1830.

¹⁹ United States Federal Census of 1850.

²⁰ *Journal of the House of Delegates of the Commonwealth of Virginia*, from *Records of the States of the United States of America; [Virginia, 1727-1869; A.1b Journals of the House of Burgesses and of the House of Delegates]*, Library of Virginia, microform, Film 331, reel 14, 07 December 1830. Also reel 26, 12 December 1846.

²¹ *Journal of the Senate of the Commonwealth of Virginia*, from *Records of the States of the United States of America; [Virginia, 1727-1869; A.1a Journal of the Senate]*, Library of Virginia, microform, Film 332, reel 6, Document No. 2, 03 Dec 1849, pp. 1-3; pp. 53-54.

²² Prince William County Personal Property Tax of 1824 and 1860.

²³ PWDB 13:6, 1832; Also, PWDB 13:261, 08 August, 1832.

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- ²⁴ United States Agricultural Census of 1850, Prince William County, Microfilm, Prince William County Public Library, Relic Room.
- ²⁵ Prince William County Land Taxes from 1830 to 1870.
- ²⁶ D. A. Buck, *Fauquier County, Virginia Deed Books 46-52*, p. 181. (Book 46:465, 02 December 1847, Marriage Agreement)
- ²⁷ Virginius Dabney, *Virginia: The New Dominion, A history from 1607 to the present*, University of Virginia Press, Charlottesville, Virginia, 1971, pp. 290-292.
- ²⁸ *The Warrenton Flag of '98*, 24 January 1861, p. 2.
- ²⁹ *Alexandria Gazette*, 23 May 1861, p. 2.
- ³⁰ *The Warrenton Flag of '98*, 11 July 1861, p. 2.
- ³¹ "The Situation – the battles in Kentucky—dash of Morgan, & c.," *Richmond Daily Dispatch*, October 23, 1862, excerpted from *The New York Herald*, October 20, 1862, <URL beginning <http://imls.richmond.edu>> (02 January 2009).
- ³² Robert L. Crewdson, *CrossRoads of the Past: A History of Haymarket, VA*, Prince William County Historical commission, Prince William, VA, p. 15; Also, Sarah McD. Turner, *Haymarket A Town in Transition: A History of the Town of Haymarket, Va, Prepared by the Haymarket Historical Commission*, Commercial Press, Inc., Stephens City, VA, 1998, pp. 112-114.

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Name of Property Woodlawn

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Name of multiple property listing (if applicable)

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10. Geographical Data

Verbal Boundary Description (describe the boundaries of the property)

The boundary of the nominated property is delineated by the polygon whose vertices are marked by the following UTM reference points:

A 18 269290 4298145, B 18 269404 4298099, C 18 269335 4297762. D 18 269218 4297815

Refer to additional documentation number 1, Site Sketch Map.

Boundary Justification (explain why the boundaries were selected)

The boundary encompasses the contributing features, including the Woodlawn house, original lane to the house, and the garden viewscape that extended toward Thoroughfare Road. The western boundary is just beyond (and parallel to) the lane; the northern boundary is at the original rear yard line of the dwelling; the eastern boundary runs along the eastern edge of the garden that extends to Thoroughfare Road; and the southern boundary is the property line along Thoroughfare Road. The current larger parcel will be subdivided; therefore, the significant portion with contributing features is being carved out and nominated.

The landscape at the rear of the house contains non-contributing barns and sheds located along the lane near a pond. Many of these non-contributing structures are associated with 20th-century dairy farming, and are not within the period of significance. They include a dilapidated concrete block dairy barn with silo, situated north of the lane, and three wood barns clustered south of the lane. The largest barn is an early-20th-century wooden braced-framed barn with board-and-batten siding, a metal roof, and a dirt floor. Half of the barn functioned as a machine shed. Two late-19th-century outbuildings are located northeast of the barn, one of which has collapsed. The intact wood braced-frame storage building has board-and-batten siding with a standing-seam metal roof. A wing, which was constructed on the north side of the shed, has a shed roof. A non-contributing ca. 1910 garage is sited near the house to the northwest. This wood frame structure on a concrete foundation is clad with weatherboard siding, and its moderately sloped roof is clad with asphalt shingles. A lantern situated on the center of the roof ridge ventilates the garage via the wood louvers on each side. The lantern has a hipped roof articulated with flared eaves. A mid- to late-20th-century tenant house, located north of the garage, is of frame construction on a concrete block foundation. It is simple in plan, with a central door protected by a shed-roof porch. A central chimney penetrates the gable roof. Because these resources are non-contributing, they were excluded from the National Register boundary and are therefore not included as non-contributing resources within the property boundary.

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County and State Prince William County, Virginia

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Name of Property: Woodlawn

City or Vicinity: Haymarket Vicinity

County: Prince William County

State: Virginia

DHR File No.: 076-0122

Photographer: Debbie Robison

Date Photographed: April 24, 2009

Description of Photograph(s) and number:

Photo 1 of 24

View: South elevation, camera facing north

Image: VA_PrinceWilliam_Woodlawn_0001.tif

Photo 2 of 24

View: Front portico, camera facing north

Image: VA_PrinceWilliam_Woodlawn_0002.tif

Photo 3 of 24

View: West elevation, camera facing east

Image: VA_PrinceWilliam_Woodlawn_0003.tif

Photo 4 of 24

View: North elevation, camera facing south

Image: VA_PrinceWilliam_Woodlawn_0004.tif

Photo 5 of 24

View: East elevation, camera facing west

Image: VA_PrinceWilliam_Woodlawn_0005.tif

Photo 6 of 24

View: Site, environment, camera facing south

Image: VA_PrinceWilliam_Woodlawn_0006.tif

Photo 7 of 24

View: Hall entry, camera facing south

Image: VA_PrinceWilliam_Woodlawn_0007.tif

Photo 8 of 24

View: Hall rear door, camera facing north

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Image: VA_PrinceWilliam_Woodlawn_0008.tif

Photo 9 of 24

View: Site, lane, camera facing north

Image: VA_PrinceWilliam_Woodlawn_0009.tif

Photo 10 of 24

View: Door trim, camera facing east

Image: VA_PrinceWilliam_Woodlawn_0010.tif

Photo 11 of 24

View: Dining room mantelpiece, camera facing east

Image: VA_PrinceWilliam_Woodlawn_0011.tif

Photo 12 of 24

View: Garret bedchamber mantelpiece, camera facing east

Image: VA_PrinceWilliam_Woodlawn_0012.tif

Photo 13 of 24

View: Bedchamber mantelpiece, camera facing west

Image: VA_PrinceWilliam_Woodlawn_0013.tif

Photo 14 of 24

View: Parlor, camera facing west

Image: VA_PrinceWilliam_Woodlawn_0014.tif

Photo 15 of 24

View: Parlor, camera facing west

Image: VA_PrinceWilliam_Woodlawn_0015.tif

Photo 16 of 24

View: Dining room, camera facing east

Image: VA_PrinceWilliam_Woodlawn_0016.tif

Photo 17 of 24

View: Medical practice office, camera facing east

Image: VA_PrinceWilliam_Woodlawn_0017.tif

Photo 18 of 24

View: Garret bedchamber, camera facing northeast

Image: VA_PrinceWilliam_Woodlawn_0018.tif

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Photo 19 of 24

View: Storage room, camera facing east

Image: VA_PrinceWilliam_Woodlawn_0019.tif

Photo 20 of 24

View: Warming kitchen, camera facing east

Image: VA_PrinceWilliam_Woodlawn_0020.tif

Photo 21 of 24

View: Utility room, camera facing northwest

Image: VA_PrinceWilliam_Woodlawn_0021.tif

Photo 22 of 24

View: Kitchen, camera facing west

Image: VA_PrinceWilliam_Woodlawn_0022.tif

Photo 23 of 24

View: Secondary stair, camera facing north

Image: VA_PrinceWilliam_Woodlawn_0023.tif

Photo 24 of 24

View: Front portico detail, camera facing north

Image: VA_PrinceWilliam_Woodlawn_0024.tif