

# HISTORIC SITE FORM

UTAH STATE HISTORIC PRESERVATION OFFICE

(10-91)

## 1 IDENTIFICATION

Name of Property: **Charles W. Wooten Residence**

Address: 2785 E. Fort Union Boulevard

Township 2S Range 1E Section 23

City, County: Cottonwood Heights, Salt Lake

UTM:

Current Owner Name: Charolette P. Stewart, trustee, et al

USGS Map: Draper Quadrangle (2017)

Current Owner Address: same as above

Tax Number: 22-23-355-016-0000

Legal Description (include acreage): BEG E 502.91 FT & N 40.0 FT FR THE SW COR OF SEC 23, T 2S, R1E, SLM; N 104.0 FT; N 13°41'53" E 110.13 FT; E 95.85 FT; S 200.40 FT; S 65°04'00" W 24.96 FT; N 84°27'09" W 8.04 FT; S 84°50'09" W 8.04 FT; W 83.30 FT M OR L TO BEG. 0.556 AC.

## 2 STATUS/USE

Property Category

building(s)  
 structure  
 site  
 object

Evaluation

eligible/contributing  
 ineligible/non-contributing  
 out-of-period

Use

Original Use: **single family dwelling**  
Current Use: **single family dwelling**

## 3 DOCUMENTATION

Photos: Dates

digital:2018  
 prints:  
 historic: c. 1940

Drawings and Plans

measured floor plans  
 site sketch map  
 Historic American Bldg. Survey  
 original plans available at:  
 other:

Research Sources (check all sources consulted, whether useful or not)

abstract of title  
 tax card & photo  
 building permit  
 sewer permit  
 Sanborn Maps  
 obituary index  
 city directories/gazetteers  
 census records  
 biographical encyclopedias  
 newspapers

city/county histories  
 personal interviews  
 USHS History Research Center  
 USHS Preservation Files  
 USHS Architects File  
 LDS Family History Library  
 local library:  
 university library(ies):

Bibliographical References (books, articles, interviews, etc.)

Attach copies of all research notes, title searches, obituaries, and so forth.

City Between the Canyons: A History of Cottonwood Heights, 1849-1953, Allen Dale Roberts, pre-publication manuscript, 2018.

Cottonwood Heights Historical Committee files.

Ancestry.com biographical files.

Real estate records

#### 4 ARCHITECTURAL DESCRIPTION

Building Style/Type: Victorian cottage, cross-wing plan, single family residence No. Stories: 1.5

Foundation Material: stone Wall Material(s): brick

Additions: none minor  major (describe below) Alterations: none minor  major (describe below)

Number of associated outbuildings 0 and/or structures 0.

Briefly describe the principal building, additions or alterations and their dates, and associated outbuildings and structures. Use continuation sheets as necessary.

The dwelling's style, materiality and cross-wing floor plan suggest that it was built c. 1898, as indicated by the tax card. The house features painted brick walls, a recessed front porch supported by round wood columns, a projecting front wing with a triangular upper gable containing three small windows, segmentally-arched window and door openings and a gabled roof. The cornice is trimmed with simple, classical wood moldings. Except for its addition to the right/east and painted masonry, the exterior is relatively intact.

The home was expanded to the right/east with a short, recessed hall leading to a small, one-story addition that has the appearance of a second dwelling. It has a gabled roof, a small projecting front room, recessed porch, stuccoed walls and modern, squared windows. This addition appears to have been built in the mid-to-late 20th century, perhaps in 1954 as suggested by the tax card.

#### 5 HISTORY

Architect/Builder: unknown

Date of Construction: 1898, 1954

Historic Themes: Mark themes related to this property with "S" or "C" (S = significant, C = contributing).  
(see instructions for details)

<input type="checkbox"/> Agriculture	<input type="checkbox"/> Economics	<input type="checkbox"/> Industry	<input type="checkbox"/> Politics/ Government
<input checked="" type="checkbox"/> Architecture	<input type="checkbox"/> Education	<input type="checkbox"/> Invention	<input type="checkbox"/> Religion
<input type="checkbox"/> Archeology	<input type="checkbox"/> Engineering	<input type="checkbox"/> Landscape Architecture	<input type="checkbox"/> Science
<input type="checkbox"/> Art	<input type="checkbox"/> Entertainment/ Recreation	<input type="checkbox"/> Law	<input type="checkbox"/> Social History
<input type="checkbox"/> Commerce	<input type="checkbox"/> Ethnic Heritage	<input type="checkbox"/> Literature	<input type="checkbox"/> Transportation
<input type="checkbox"/> Communications	<input type="checkbox"/> Exploration/ Settlement	<input type="checkbox"/> Maritime History	<input type="checkbox"/> Other:
<input type="checkbox"/> Community Planning & Development	<input type="checkbox"/> Health/Medicine	<input type="checkbox"/> Military	
<input type="checkbox"/> Conservation		<input type="checkbox"/> Performing Arts	

Write a chronological history of the property, focusing primarily on the original or principal owners & significant events. Explain and justify any significant themes marked above. Use continuation sheets as necessary.

The Wootton Home sits on a 0.556-acre parcel originally part of a 160-acre property homesteaded by early Butlerville (Butler) pioneers William Christopher Ritter and Jeanette Bland Ritter in the late 1860s. A miner, William was born in Marion, Alabama in 1824. Jeanette was born in Johnston, Renfrew, Scotland in 1833. Mormon converts, they arrived in Salt Lake City with the party of "Mississippi Saints" on July 29, 1847. William was killed in a snow avalanche at the Richmond Mine in Big Cottonwood Canyon. His widow Jeannette obtained an ownership patent for the entire 160 acres in the southwest section ¼ of Section 23 in March of 1881. Four months later, she sold it to another early Cottonwood Heights settler, Edward Hunter, who the same day, July 2, 1881, conveyed it to "Charles W. Wootton," undoubtedly Charles Robert Wootton. A smaller portion of land, the southwest ¼ of the southwest ¼ if Section 23 was kept in the Wootton family, owned by son William Charles Wootton, until it was lost and sold for taxes at the end of the Great Depression in 1939.

Given that the property was owned by Charles R. and Esther B. Wootton from 1881 until 1929 and the house was built in 1898, we call it the Charles R. and Esther Ballard Wootton House. Charles was born in Eastonbray, Bedfordshire, England in 1847 to William and Deborah Roe Wootton. He arrived in Utah in 1861, eventually settling in Butlerville in 1880, the year before obtaining this property. In 1878 he married Esther Ballard, daughter of Richard and Sarah Cogger Ballard. She was born in Madistone, Kent, England in 1852. Both active Mormons, she served as the Butler Ward Primary president and a Relief Society counselor. They had six children including future owner of this property, William Charles Wootton. Censuses show that Charles R. was a farmer. Her died in 1925.

Son Charles W. Wootton was born in 1879 in South Cottonwood, which later became Union and then Cottonwood Heights. He served an L.D.S. mission to the southern states in 1900-12 and was bishop of the Butlerville Ward from 1919 to 1930. He married Ada Richardson in 1907. They had at least nine children and farmed for a living.

The owners of this property in 1941-42 were Charles O. and Catherine Bonner. Charles was born in Pennsylvania in about 1885. An auditor, clerk and collector, he married Catherine Emogene, born in 1887 in Milford, Nebraska. Directories show them living in this area, perhaps in this house, but in December of 1942, they sold it to Herman H. and Thora J. Spiker, who maintained ownership until 1957. No information has been found about the Spikers. In 1957 they sold the property to G & G Realty, Inc., which in 1965 sold it to G. Lynn Garff.

Beyond the historic period, the property went from G. Lynn Garff to Kathlyn F. Garff in 1966. She sold it to Harold J. and Charlotte P. Steward/Stewart in 1973 and they sold it to Howard L. and Mary Jane Powell in 1979. In 2001 trustee Mary Jane Powell conveyed the house to Charlotte P. Stewart, the present owner.



*2785 E. Fort Union Boulevard.*



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# TITLE SEARCH FORM

[Obtain information from title abstract books at County Recorder's Office]

Address: 2785 E. Fort Union Blvd

City: Cottonwood Heights, UT

Current Owner: Charlotte P. Stewart, et al

Address:

Tax Number: 22-23-355-016-0000

Legal Description (include acreage): Beg. E 502.91 ft & N 40 ft fr the SW cor of sec 23, T2s, R1E, SLB&M, etc. 0.556 ac

TRANSACTION DATES	GRANTOR (SELLER)	GRANTEE (BUYER)	TYPE OF TRANSACTION	DOLLAR AMOUNT	COMMENTS
3/10/1881	United States	Jennet Ritter	Patent		160 ac. SW1/4 Sec. 23
7/2/1881	Jennet Ritter	Edward Hunter	W.D.	\$605.00	All of SW1/4 SW1/4 +
7/2/1881	Edward Hunter	Charles Wooten	W.D.	\$1,000.00	All of SW1/4 SW1/4 +
4/9/1929	C.W. Wooten, owner	Morrison, Merrill & Co., claimant	Lien	\$104.38	All of SW1/4 SW1/4 + pt. NW1/4
1/24/1939	William C. Wooten	Salt Lake County	tax sale	\$33.40	"com. 21.867 rods E of SW cor. sec. 23..."
10/1/1941	Charles O. & Catherine Bonner	Catherine Bonner	W.D.	\$10.00	"com. 21.867 rods E of SW cor. sec. 23..."
2/11/1942	Catherine Bonner	Sandy City Bank	mortgage	\$1,800.00	"com. 21.867 rods E of SW cor. sec. 23..."
12/23/1942	Catherine & Charles Bonner	Herman H. & Thora J. Spilker	W.D.	\$10.00	"com. 21.867 rods E of SW cor. sec. 23..."
12/23/1942	Herman H. & Thora J. Spilker	Beneficial Life Ins. Co.	mortgage	\$3,800.00	"com. 21.867 rods E of SW cor. sec. 23..."
11/13/1951	Herman H. & Thora J. Spilker	Marianne Spilker	W.D.	\$10.00	"com. 21.867 rods E of SW cor. sec. 23..."
11/23/1951	Marianne Spilker	Herman H. & Thora J. Spilker	W.D.	\$10.00	"com. 21.867 rods E of SW cor. sec. 23..."
3/22/1957	Herman H. & Thora J. Spilker	G & G Realty Inc.	W.D.	\$10.00	"com. 21.867 rods E of SW cor. sec. 23..."
12/30/1965	G & G Realty Inc.	G. Lynn Garff & wife	W.D.	\$1,030.00	"com. 23.867 rods E of SW cor. sec. 23..."
3/15/1966	G. Lynn Garff	Kathlyn F. Garff, et ux	Q.C.D.	\$10.00	
6/4/1970	Kathlyn F. Garff	Deseret Fed. Sav. & Loan	trust deed	\$18,000	
4/12/1973	Kathlyn F. Garff	Harold J. & Charlotte P. Steward	W.D.	\$10.00	

Researcher: John Ewanowski

Date: 3/19/2018



2785 E. Ft. Union Blvd.

<sup>slow</sup> Jeannette Ritter, <sup>ghost</sup> wife of Wm. Ritter, 37 in 1870 ad  
born c. 1833, br. c. 1824, 6 children in 1870  
(Robert, Charles, Kate, Adella, William, Franklin)

<sup>Johnston, Renfree</sup> Jeannette born in Scotland, Wm. in <sup>or Maria</sup> Missouri  
1880 c. : w/o husband, 8 children, incl Mary  
& Nettie.

Frank Ritter stayed, lived in Butler, a worker

~~Wm. C. Ritter died 22 June 1931, Whipple, AZ.~~

Wm. C. R. died in avalanche; 1-16-1875 above the  
McClelland Run, Big Cot. Canyon.

1st. Margaret Ann Peasey, 1865, plural wife; son  
Wm. C., Jr. Marriage didn't last long.  
" 1st marriage, Sarah Ann Coury, 1845.

URS, part of "Mississippi Saints" arriving in SIC, July  
29, 1847. Wm., Sarah divorced 1859. Married  
Janette Bland, divorced fr. William W. Hutchings, had  
2 kids, Jeannette (Nettie), Robert.

1860s - Wm. C. R. a worker in Big Cot.

Janette stayed in Butler until death in 1897. Da.  
Nettie first to teacher in the Butler School.



2789 E. Ft. Union Blvd.

b.  
1846  
d. 1925

Wm. Charles Wootton, Butler Ward Bishop, 1919-1931,  
b. 1879, So. Cal., son of Chas R, Missouri Southern States.  
Charles Robert & Esther Ann Bellars Wootton:  
my book, pp. 161-162. LOS BAO Enc., 294-295.  
son: Wm. C.

Charles W. Wootton

1990 census: b. c. 1921, Butler, son of  
Wm. C. & Ada R. Wootton, 1 of 9 kids

Wm. Charles Wootton, b. 11 Nov. 1879, Murray  
1922 dir. farmer, Butler, 1923, same;  
died 1955.

Charles Wm. Wootton, 29 Sep. 1920, - 31 Dec. 1985

Wm. C. Wootton, b. 1880, wd. Ada Richardson  
12 June, 1907, SIC.

1900 c; b. Nov. 1879, res: Butler, fa. Charles  
R. Wootton, b. Eng, mo. Estu Wootton, b. Eng.  
farm land, 5 kids, 4-20, incl. Wm C. W., Jr.,  
no.

1920 c: b. c. 1880, res: Butlerville Bk., sp. Ada R.  
farmer, 6 kids but no Wm. C.

1930 c. b. c. 1880, Butler, 80th S. venting  
farmer, sp: Ada R, 9 kids incl. C.W.

1940 c: widowed, 211 E. 70th S. laborer,  
3 kids, not b. W.

1944 dir. no. 925 Wilson Ave, SIC

1935 "fieldman, Butler, 475 Huntington Ave  
Rocky Mtn. Packaging Corp.

others: Wm. Wootton, 1800-1891 to wt 1861  
fa. of Charles Robert. 1847-1925.

Charles O. Bonner

1941, res. 925 Wilson Ave, SLG, occ: Clk, Dep.  
Redemption Dept. sp. Catherine E.

1970 c: b. c. 1885, PA. res. Ocean Heights,  
parents fr. PA. occ: hotel proprietor. 2 kids +  
17 others (boarders?)

1940 c: b. c. 1886, res. SLG 925 Wilson Ave.  
accountant, gov't. sp. Katherine E. 1 kid.

1920 c: b. c. 1880, res. Ely, NV. sp. Emogene  
Bonner, occ: Interior Revenue Collector for U.S.  
1 child, Catherine Bonner, f.

1944 dir. res. 27th E. 79th S. Clerk, Catherine

1959 same, occ: Chief Dept.

1959 "

1928 1029 E. 27th S.

1949 079 E. 27th S. auditor

Charles Oswald Bonner, b. 18 Feb. 1885,

Pittsburg, PA. 1942: res. Cot. Heights

died: 8 Mar. 1978, Ogdun, Wt.

Catherine Emogene Bonner, b. 1897, Milford,  
Seward, Neb. died 28 Nov. 1946, SLG.

1w SLG, 1941, "Sandy" in 1942 (director's)

parents: John L. Wunney, Nancy L. Wunney.

1944: 079 E. 27th S. 1960 same

\* note: on title records, Wootton misspelled  
Wooten, so maybe C.W. is really C. Rolt.

Herman H. & Thora Spicker Wutte, MT <sup>Murray</sup>

son?: Lorenz Otto Herman Spicker b. 1901, d. 1984

relative: Menitta Buehler 18 June 19 Sept.

1951 Wt Lorenz H. Spicker, sp. Florence, res. SLG,  
garbage collector. 1940 c. Lorenz, Florence, carpenter <sup>SLG</sup>

1920 c. Lorenz Spicker. b. 19 01/02, nr. SLC.  
fa. b. Hannover, mo. mehlita, b. Hannover  
lahorn. fa. Schen, " " , age 18.  
no, not son of Herman H. Spiker.

Germany  
Herman H. Spicker, b. ? Jan 1867, d. c. 1953  
Butler, 47, 47 in 1910, Lincoln, NE sp. Charlotte,  
wrong one? fa. Wisconsin  
pa. fr. Norway

Robert  
Charles R. Wootton, LDS Bio. Enc. 2: 294

b. 1847, Eatonville, Bedfordshire, Eng., son of Wm. & Deborah  
Roe Wootton. To U.S. & Utah, 1861. Settled in So. Cottonwood,  
c. 1865 & in Butterville, 1880. 1878: mar. Ester Ballard,  
da. of Richard & Sarah Cogger Ballard, b. 1852 in Madison,  
Kent. Eng. M. to Ut. 1877. 4 kids incl. Wm. C. Wootton. Served  
pres. of Butler Primary & in Rel. Soc. presidency. Farmer,  
was high priest.

Charles  
Wm. <sup>1</sup>Esther Wootton, 4: 458  
bishop, Butler ward, 1919-1920  
b. 1879, So. Cottonwood to Charles R. & Esther B. Wootton  
1900-02, So. Stake Mission.

1910 c: res. Butler, farmer, sp. Esther

1920 c: b. 1847, mar. 1879, nr. Butler

son: Wm C., b. c. 1878, farmer. 1920 c: same

d. 1925, photo, amc. com. res. Butterville ped.

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Handwritten notes in the second section of the page, appearing as faint, illegible text.

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Butler Bench is the high area west of the mouth of Big Cottonwood Canyon and south and west Butlerville's Old Mill Valley to the top of the hill at about 27<sup>th</sup> East along Ft. Union Blvd. It is a literal geological bench on which the upper part of Butler was built. Butler Hill (the hill on Ft. Union Blvd. between 23<sup>rd</sup> and 27<sup>th</sup> East) featured the Butlerville Road—the first road descending off the Butler Bench. It was constructed in the 1870s for teamsters from the mines up Big Cottonwood Canyon to haul ore to the smelters in Sandy and Midvale. Only in recent decades did the county move the road to more closely follow Ft. Union Boulevard.

Among its first residents there by 1870 were the families of William Spencer Covert, Neri Butler, Leander Butler, William Ritter and James Appleton Maxfield and the McGhies. They were joined soon after by the Jones, Lowe, Teasdale, Staker, Wilkerson, Wilkinson, Wootton, Grimm, Goodrich, and Hadley families.

#### BUTLER BENCH RESIDENTS

##### WILKINSON, John Morton and Sine Petrine Marie Jensen

The Wilkinson family was living in Butler before 1900. John Wilkinson was born in Morton, Gainsbro, Lincoln, England in 1872, the oldest child of John Morton and Elizabeth F. Broadhurst Wilkinson. John's parents had converted to Mormonism in their homeland in 1883 and migrated to Utah in 1885. He was married in 1898 to Sine Jensen, born in 1880 in Spanish Fork to Soren Peter and Petrine Jensen Marie Sorensdatter Wilkinson. Their children were Earl M. (1900-1929), Hyrum Herbert (1901-1976), Albert John (1903-1982), Melvin Henry (1904-1983), Clarence Vern (1906-1975), LaVona Elizabeth (1907-1989), Clifford Lamar (1908-1964), Arthur Broadhurst (1911-1982), Lavon Sine (1913-1975), Henry Lawrence (1916-2003) and Lavern (1918-2007). All but Hyrum were born in Butler. John worked as a foreman at the Utah Fire Clay Company in Big Cottonwood Canyon. John died in 1929, followed by Harriet in 1952, while living in Buhl, Idaho.

("John Morton Wilkinson," Cottonwood Heights Historic Committee biographical files; FamilySearch.org; "Church History of John Wilkinson, Father of Harriet Wilkinson Pearson," L.D.S. Family Group Records; Salt Lake Tribune, October 21, 1900; "The Old Mill Valley," Harry P. Bluhm, 26.)

##### \* WOOTTON, Charles Robert and Esther Ann Ballard

The Wootton newlyweds settled on the brow of the Butlerville Hill in 1880 and raised their six children there, remaining in Butler the rest of their lives. Charles was born in Eaton Bray, Bedfordshire, England in 1847 and came to Utah in 1861, walking much of the way barefooted until he was given a pair of calf-skin boots. For several years he lived a "tramping" life, moving from town to town and working at a variety of jobs. He eventually moved to the mouth of Big Cottonwood Canyon and was employed cutting timber and hauling ore and granite. He discovered the Maxfield Mine but lost interest in it and sold it. Later he sheared sheep and kept a herd of cattle in Millard County.

In 1878 Charles Wootton married Esther Ann Ballard and they moved to Butlerville, settling on a "gravelly and arid piece of property" on the north side of today's Ft. Union Blvd. between 27<sup>th</sup> and 29<sup>th</sup> East. Friends and family chided him for choosing such a desolate piece of land, but Charles declared, "You just wait and see. This country is going to blossom like a rose." And due to his hard work, eventually it did. He cleared the land of boulders and farmed it, planting berry patches and owning several orchards. In 1881-82 he worked on building the Granite Paper Mill, receiving a team of mules in payment.

An industrious man, Wootton prospered and in 1890, built a 1-1/2 story, Victorian dwelling on his property. It was a stylish home built of brick on a stone foundation. It featured a crosswing floor plan, spacious front porch, large picture window and tripartite, Palladian windows in the front gable. It was considered the show place of the neighborhood and the home still exists.

A "staunch Mormon," Wootton also held public offices, serving as a school trustee, estray poundkeeper, water director and road supervisor. When the Brown and Sanford Irrigation Company was founded in 1900, he was one of its directors, continuing in that position for many years. The couple's children who survived childhood were William C., Vincent F., Deborah, Grace and Esther Wootton. Charles passed away in 1925 in Butlerville while Esther, his wife, died in 1938 in Pocatello, Idaho at the home of her daughter, Grace.

("Charles Robert Wootton, The Life Story of My Grandfather," Marlow Wootton, grandson, 1934; Cottonwood Heights "History Question, Gayle Conger, "Cottonwood Heights Magazine," Fall, 2016.)

#### WOOTTON, Jesse and Margaret Gates

The older brother of Charles, Jesse Wootton was born in England in 1830. He came to Utah in the 1860s with his parents and six siblings, Catherine, Ann, Sabina, Fredrick, Charles and Elizabeth. In 1855 or '59 he married Margaret Gates. In 1880 he and Margaret were living in Salt Lake City's 15<sup>th</sup> Ward where Jesse worked as a "news carrier," but by 1900 they were living in Butler. By 1910 Margaret had passed away and Jesse was again living in Salt Lake City, boarding with the Job T. Smith family. His death certificate in 1916 lists his occupation as "pedeler" (peddler, or salesman of small wares) and his main place of residence as Butlerville.

(Federal censuses, death certificate.)

#### BOLLIGER'S FLAT

An outlying area of Butlerville was Bolliger's Flat located up a dirt road running northeast from the Old Mill to Wasatch Blvd. Its address was 6430 South Big Cottonwood Canyon Road. Alvin W. Green was the Flat's first settler, followed by his sons, Alonzo and George Almon Green, who also built houses there. The area's namesake, James ("Parley") Bolliger, lived on the west side of the Flat.

#### BOLLIGER FLAT RESIDENTS

edifice was nearly a complete loss. Because of the extent of the loss, the place was not reconstructed as a paper mill. It proved to be an unfortunate year for rebuilding as the national financial Panic of 1893 made investment capital unavailable.

(Deseret Evening News, April 1, 3, 1893; "The Paper Mill (The Old Mill)," Judith Butters, 37-39; Old Mill Chronology, April 12 – Sept. 9, 1892.)

Following the fire, the mill's remaining machinery and piping were removed and the complex was abandoned. The property then passed through the hands of a succession of owners, including the Union Light and Power Company and the Utah Light and Railway Company. In 1927 the vacant mill was partially reconstructed and renovated by the Old Mill Tavern, Inc. company and converted to a dance hall called the Old Mill Club. It remained in active use until World War II. During the 1970s and '80s, the massive structure became a popular disco dance hall on weekend nights and a Halloween season haunted house, renamed the Haunted Old Mill. For a time it also served as an art center and crafts boutique.

Due to its historical and architectural significance, the daughters of Utah Pioneers declared the mill a historic site in 1966, the year the National Preservation Act was created. They placed an informative plaque on the base of the mill's tower to memorialize its history. In 1971, the Granite Paper Mill was placed on the National Register of Historic Places. After being vacated again, the city of Cottonwood Heights condemned the complex in 2005. As of this writing, the once-important paper mill and its site still await a viable re-use plan and renovation worthy of its great historical and architectural significance.

#### PAPER MILL EMPLOYEES

##### BLEAZARD, Mark Hopward and Annie Izon Danke

Mark Bleazard was born in Salt Lake City in 1861 to Mormon immigrant parents, John Hopwood and Sarah Searcy Miller Bleazard from England. In 1882 he married Annie Izon Danke. Bleazard is a valuable resource for understanding the history of Cottonwood Heights due to a journal he kept from the end of 1886 through 1896, describing his life and events here. He worked as a carpenter in the Deseret Paper Mill and recorded some of the happenings in the mill. Sometime after the mill burned down, Bleazard moved to Peoa. The 1900 census shows him their working as a laborer.

("The Old Mill Valley," Harry P. Bluhm, 18.)

\*

##### BONNER, John

When the Granite Paper Mill was put into operation, John Bonner was brought in as it millwright. He was born in Franklin, Pennsylvania in 1841 to John and Mary Bonner and married Minerva J. Kinter in 1870. By 1884 he had already gained significant experience in keeping paper mills running at Barbers Creek, Georgia and Middleton, Ohio. Censuses list him as the superintendent of a papermill (in 1880), a millwright (in 1900) and machinist (1910). After the Granite Mill was destroyed in 1893, he moved to the Utah mining boom town of Mercur and

worked as a millwright there. A decade later he was back in Salt Lake County employed as a machinist. By 1920 John was retired. He died in 1927 in Salt Lake City.

(Ancestry.com; censuses.)

BUTLER, Leander Neri

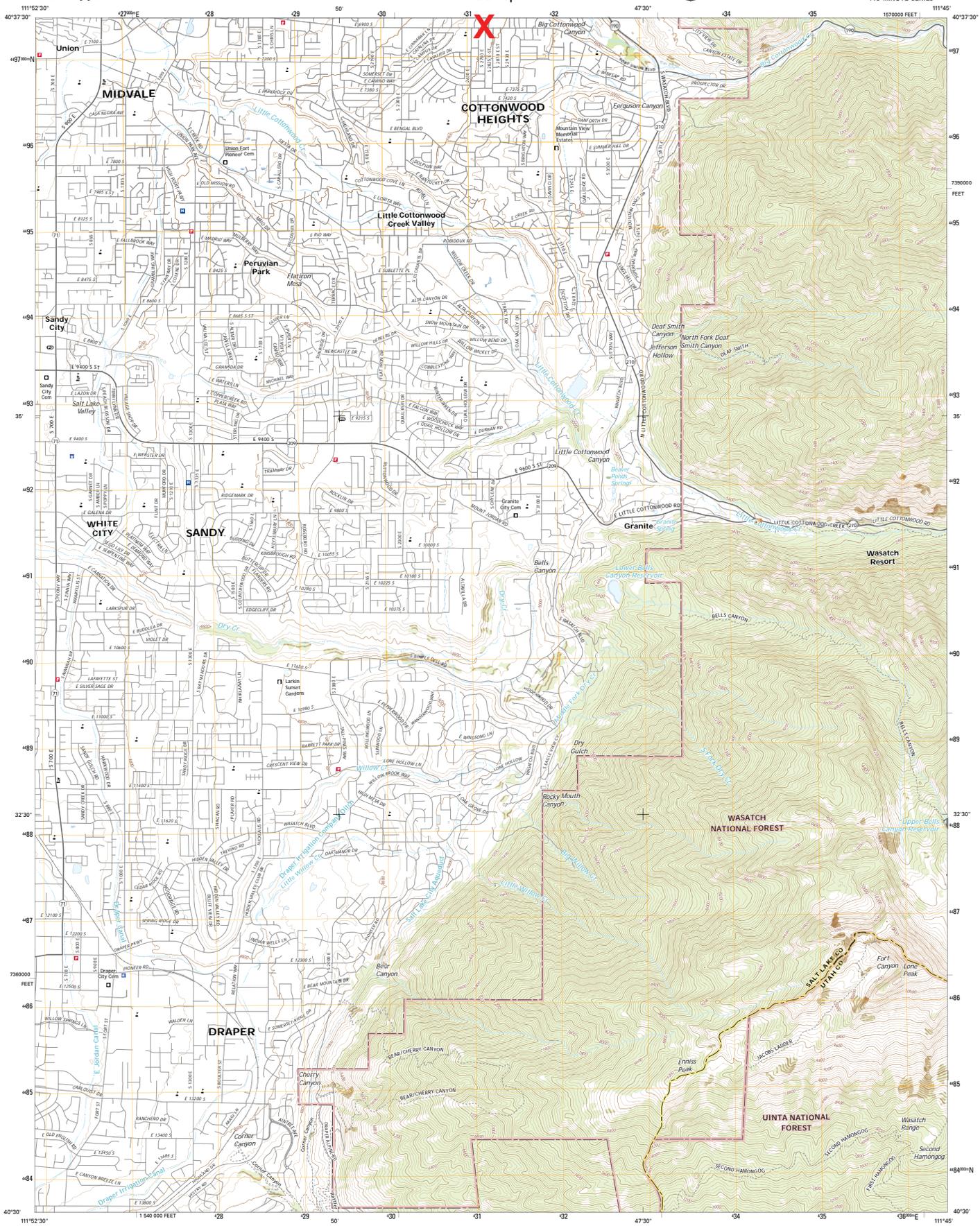
Biographies of the Butler brothers and their progeny are presented in Chapter VIII. Born in 1866 to Leander and Eliza Chugg Butler, Leander Neri was one of at least a few Butlers who worked at the mill. After working as logger up Big Cottonwood Canyon with his father and uncles as a teenager, Leander Neri left his job to work at the Deseret Paper Mill after it was completed in 1884. In 1893, the year the mill burned down and the Salt Lake Temple was completed, he married Sally Elisabeth "Effie" Wagstaff in the temple. The newlyweds lived in one of the mill's four brick houses. Leander Butler then worked as a mason and on the farm of Butlerville resident and fellow mason, Edward C. Tucker. Later Neri, as he was known, built a small, screened-in cabin near the creek. He then found employment as an operator at the Stairs Power Plant up the canyon. While repairing some equipment there, he was badly burned in the face and hands by the flash of a shorted circuit. Another accident in the canyon, while in a car, crushed his shin bone, forcing him to walk with crutches. Then in 1918, he lost his life in a third, electrical accident described in Chapter XXI.

(Bluhm, *ibid*, 20-22.)

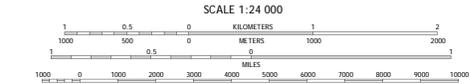
COVERT, Hyrum and Agnes McGhie, Mary Ann Harrop; James and Elzina and Sarah

Hyrum and James Solomon Covert, brothers, worked at the Deseret Paper Mill. They were born in Salt Lake County in 1858 and 1866 respectively. They were born at a lumbering site in Big Cottonwood Canyon. This occurred because their father, lumber dealer William Spencer Covert (1808-1899) of New York and mother Ruth Chilson Chase Covert (1828-1882) of Vermont, were working there. The 1880 census lists James as a 21 year old freighter. A lumberman himself, Hyrum was one of the first settlers of the Old Mill Gulch area near the Old Mill Road. Here he and his wife Agnes McGhie Covert built a two-story "cracker box" house painted pale green. Because William had apparently never received a homestead grant or patent, in 1887 Hyrum applied for an 80-acre grant on the land on which his father had first settled in 1875, located in Section 35 (Danish Town). In 1889 he and his wife built a new two-room house here. Hyrum listed his other improvements as a "stable, two corals, fifty shade and fruit trees, a hog pen, hen house and about ten to twelve acres of land under cultivation." He also owned "two horses, one cow, two heifers, four pigs and seventy-five chickens," plus a mile-long irrigation ditch from Little Willow Creek.

Hyrum first married Agnes McGhie (1857-1911) in 1888. Born in Millcreek, she was the daughter of William and Mary McBlain McGhie. The year after her death in 1911, he married his second wife, Mary Ann Harrop (1878-1968), daughter of James and Sarah J. Sharples Harrop. Her father,



Produced by the United States Geological Survey North American Datum of 1983 (NAD83) World Geodetic System of 1984 (WGS84) Projection and 1:000-meter grid. Universal Transverse Mercator, Zone 12 30 000-foot ticks. Utah Coordinate System of 1983 (central zone) This map is not a legal document. Boundaries may be generalized for this map scale. Private lands within government reservations may not be shown. Obtain permission before entering private lands. Inquiry: U.S. Census Bureau, 2015 - 2016 Roads within US Forest Service Lands, FSTopo Data with limited Forest Service updates, 2012 - 2016 Names: National Hydrography Dataset, 2016 Hydrography: National Elevation Dataset, 2016 Contours: National Elevation Dataset, 2016 Boundaries: Multiple sources; see metadata file 1972 - 2016 Public Land Survey System: BLM, 2016 Wetlands: FWS National Wetlands Inventory 1977 - 2014



ROAD CLASSIFICATION

Expressway	Local Connector
Secondary highway	Local Road
Ramp	4WD
Interstate Route	US Route
FS Primary Route	FS Passenger Route
	FS High Clearance Route
	State Route

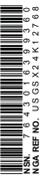
Check with local Forest Service unit for current travel conditions and restrictions.

DRAPER, UT 2017

1	2	3	1 Salt Lake City South
4	5	6	2 Sugar House
7	8	9	3 Mount Aire
			4 Midvale
			5 Drummond Peak
			6 Jordan Narrows
			7 Lehi
			8 Timpanogos Cave

ADJOINING QUADRANGLES

**"X" MARKS PROPERTY LOCATION**





2785 E. 7000 S.



2785 E. 7000 St.

22-23-355-016



2785 E, 7000 S.

SERIAL NO. 31-764  
 APPRAISAL CARD 850

31-764

1982

Owner's Name \_\_\_\_\_  
 Owner's Address \_\_\_\_\_  
 Location \_\_\_\_\_  
 Kind of Bldg. RES St. No. 2800-East 7000 S  
 Class 5 Rms. \_\_\_\_\_ Type 1 2 3 4 Cost \$ 3046 x 106 %

Stories	Dimensions	Cu. Ft.	Sq. Ft.	Factor	Totals
1	x x		1115		\$ 3229.
	x x				
	x x				

Att. Gar. x Fr. Walls Roof

Description of Building		Additions
Foundation—	Stone _____ Conc. _____ None _____	
Ext. Walls	PR BRICK	
Insulation—	Floors _____ Walls _____ Clgs. _____	
Roof Type	Gable Mt. Flat S/A	
Dormers—	Small _____ Med. _____ Large _____	
Bays—	Small _____ Med. _____ Large _____	
Porches —	Front 115' @ 100 115	
Rear	Flare leads to 302' @ 175 529	
Basement—	Entr. Storage 90' @ 125 113	
Planters	@	
Cellar-Bsmt. —	1/4 1/2 3/4 Full Floor _____	
Bsmt. Apt. —	Rooms Fin. _____ Unfin. _____	
Attic Rooms	Fin. 3 Unfin. 707	
Plumbing	Class 2 Tub 1 Trays _____	410
	Basin 1 Sink 1 Toilet 1	
	Urns _____ Ftns. _____ Shr. _____	
	Dishwasher _____ Garbage Disp. _____	
Heat—	Stove _____ H.A. _____ Steam _____ Skr. _____ Blr. _____	338
	Oil _____ Gas _____ Coal _____ Pipeless _____ Radiant _____	
Air Cond.	_____	
Finish—	Fir _____ Hd. Wd. _____	
Floor—	Fir _____ Hd. Wd. _____ Other _____	
Cabinets	_____ Mantels _____ Blr. In _____	
Tile—	Walls _____ Wainscot _____ Floors _____	
Electrical—	Outlets _____ Fixt. _____	
Storm Sash—	Wood _____ Metal _____ Doors _____ Sash _____	
Metal Awnings	_____	

*Handwritten notes:*  
 1100  
 1292

Total Additions 2212.

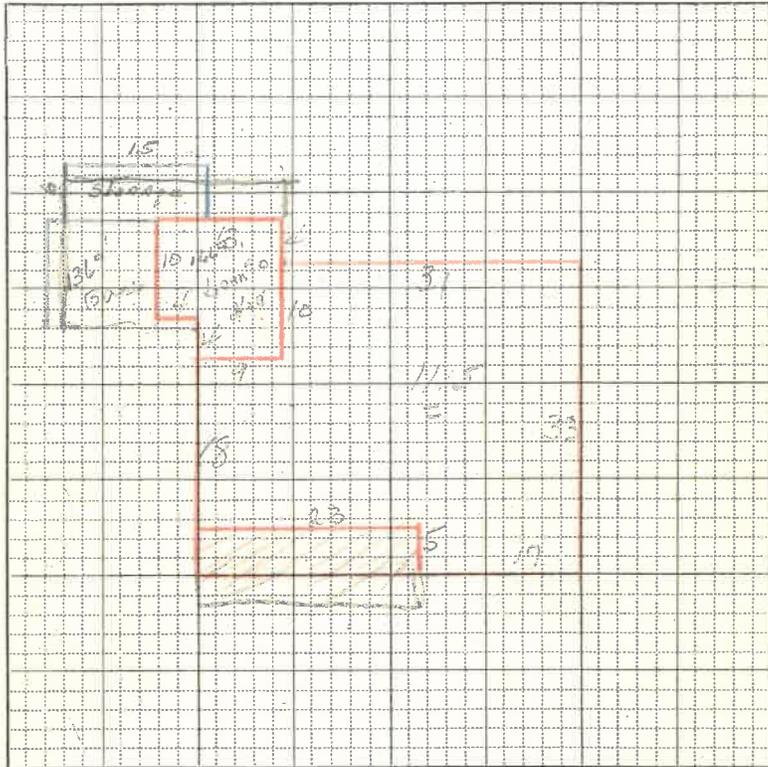
Year Built 1898	Avg. 54	Reproduction Value (3)	\$ 5441.
	Age	Depr. Col. 1 2 3 4 5 6 38 %	
Inf. by	{ Owner - Tenant - Neighbor - Record - Est.	Repr. Val. Minus Depr.	
Remodel Year 1954	Est. Cost 642	Obsol. or Rem.	%
		Bldg. Value	\$ 2068.
Garage—	Class _____	Depr. 2% 3%	
Cars	Floor _____ Walls _____	Roof _____ Doors _____	
Size—	x _____	Age _____ Cost _____	x _____ %
Other	_____		

Vacant

Total Building Value \$ \_\_\_\_\_  
 Appraised 10/22/82 By 1847 1332

2785 E. 7000 S.

66  
30



OUT BUILDINGS		Age	Size	Area	Factor	Cost	Depr. Value
<del>OUT-1950</del>	<del>Coop Flg TP Conc</del>	7	<del>20x30</del>	<del>600</del>	<del>38</del>	<del>300</del>	<del>260</del>
	Coop Flg TP Conc	7	20x30	600	40	500	190
	Coop Flg TP Conc	7	20x40	800	38	300	240
	Coop Flg TP Conc	7	20x42	840	38	310	250
<del>OUT-1950</del>	<del>Shed</del>		<del>6x12</del>	<del>72</del>	<del>20</del>	<del>70</del>	<del>24</del>
	Shed	20	10x18	180	25	180	55
<del>OUT-1950</del>	<del>Shed</del>	40	<del>10x18</del>	<del>180</del>	<del>30</del>	<del>30</del>	<del>100</del>
	Shed	40	16x18	288	40	110	34
<del>C.B. Coop</del>	<del>Conc. Altim.</del>	1950	<del>22x40</del>	<del>880</del>	<del>.73</del>	<del>640</del>	<del>1063</del>
	Conc. Altim.						1063

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Off Market  
Google

What's Your Home Worth?





Request a FREE Analysis

Map **4** beds **2** baths **2,931** sq ft **0.56** acres lot  
 Commute Time **2785 E Fort Union Blvd, Salt Lake City, UT 84121**  
 Est. **\$455,600** Track Your Home Value

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 By sending a request you agree to our Privacy Policy  
 Professional advice by Ranlife Real Estate

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**Property Overview** - 2785 E Fort Union Blvd, Salt Lake City, UT 84121 is a single family home built in 1900. The \$455,600 estimated value is 0.93% less than the median listing price of \$459,900 for the Butler area.  
 Read More

**0.93%**  
Less expensive than nearby properties

**\$459,900**  
Neighborhood Median Price

**0.65%**  
Higher \$/sq ft than nearby properties

- Salt Lake City**
- Housing Market
  - Schools
  - Popular Searches
  - Newest Listings
  - Price Reduced
  - Two Car Garage
  - RV/Boat Parking
  - Open Houses
  - Swimming Pool
  - Basement

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Similar Homes For Sale

Comparison of 2785 E Fort Union Blvd, Salt Lake City, UT 84121 with Nearby Homes:

<b>\$449,000</b>	<b>\$450,000</b>	<b>\$439,000</b>
4 bd, 3 ba, 3,505 sq ft 8589 S Kings Hill Dr E	4 bd, 2 ba, 2,210 sq ft 1912 E Cecelia Cir S	4 bd, 3 ba, 2,338 sq ft 7120 S Towncrest Dr E
<ul style="list-style-type: none"> <li>Similar priced</li> <li>↑ 574 sq ft larger</li> <li>↓ Smaller lot</li> <li>↑ 68 years newer</li> </ul>	<ul style="list-style-type: none"> <li>↓ 1% more expensive</li> <li>↓ 721 sq ft smaller</li> <li>↓ Smaller lot</li> <li>↑ 63 years newer</li> </ul>	<ul style="list-style-type: none"> <li>↓ 1% less expensive</li> <li>↓ 593 sq ft smaller</li> <li>↓ Smaller lot</li> <li>↑ 58 years newer</li> </ul>

Interested in any of these homes? Have a local agent show you around.

Contact Agent

### Property Details

			
Status	Price/Sq Ft	Type	Built
Off Market	\$155	Single family	1900

#### Public Records

- Beds: 4
- House size: 2,931 sq ft
- Lot size: 24394
- Cooling: Central
- Year renovated: 1996
- Style: Cottage
- Units: 1
- Rooms: 12
- Stories: 2
- Heating: Central
- Year built: 1900
- Property type: Single family
- Date updated: 07/05/2017

Request a FREE Analysis



### Nearby Schools

Rating*	School Name	Grades	Distance
7	Butler School	K-6	0.2 mi
6	Butler Middle School	6-8	0.7 mi
6	Brighton High School	10-12	1.1 mi

See More ▾

\* School data provided by National Center for Education Statistics, Pitney Bowes, and GreatSchools. Intended for reference only. GreatSchools Ratings compare a school's test performance to statewide results. To verify enrollment eligibility, contact the school or district directly.

### Neighborhood

2785 E Fort Union Blvd is located in Butler neighborhood in the city of Salt Lake City, UT.

<p><b>\$459,900</b></p> <p>Median Listing Price</p>	<p><b>\$154</b></p> <p>Price Per Sq Ft</p>
---	--

#### Nearby Neighborhoods in Salt Lake City, UT

Median Listing: \$919,950

Median Listing: \$459,900

Median Listing: \$519,000

Median Listing: \$484,750

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Explore Schools, Safety, and Lifestyle around E Fort Union Blvd

Sponsored by Statefarm

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Property History

Property Price

No price history available for this property.

Property Tax

Year	Taxes	Land		Additions		Total Assessment
2016	Price Not Available	\$162,200	+	\$140,000	=	\$302,200
2015	\$2,646	Price Not Available	+	N/A	=	\$311,600
2014	Price Not Available	Price Not Available	+	N/A	=	\$286,400

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About History & Taxes Data

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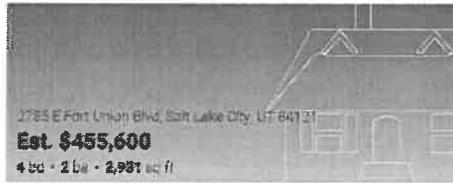
\$\$\$ Nearby Home Values

Address	Estimate	Bed	Bath	Sq Ft	Lot (sq ft)
Homes near 84121	\$				
This Home : 2785 E Fort Union Blvd	Est. \$455,600	4	2	2,931	24,394
3536 E Fort Union Blvd, Salt Lake City,...	\$353,300	4	2	1,102	16,553
2190 E Fort Union Blvd, Salt Lake City,...	\$218,100	4	2	1,536	N/A
1505 E Fort Union Blvd, Salt Lake City,...	\$275,400	4	2	1,100	8,712
1399 E Fort Union Blvd, Salt Lake City,...	\$392,400	4	2	3,640	17,860

1735 1737 E Fort Union Blvd, Salt Lake... Price Not Available 4 2 968 8,712

See More ▾

### What is Your Home Worth?



Full Name

Email

Phone

Looking to sell in ...

Please send me home values, sold price trends and market analysis for 2785 E Fort Union Blvd, Salt Lake City, UT 84121

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### Homes Around \$455,600

<b>New</b>	<b>New</b>	<b>New</b>	<b>Pending</b>
2706 F Bengal Blvd Cottonwood Heights	7434 S Curtis Dr. Cottonwood Heights, UT	7849 S Newport Way Cottonwood	8589 S Kings Hill Dr. E
<b>\$380,000</b>	<b>\$490,000</b>	<b>\$369,900</b>	<b>\$420,000</b>
2706 E Bengal Blvd 5 bd • 3 ba • 2,732 sq ft	7434 S Curtis Dr 4 bd • 3 ba • 3,612 sq ft	7849 S Newport Way 4 bd • 2+ ba • 2,128 sq ft	8589 S Kings Hill Dr E 4 bd • 3 ba • 3,505 sq ft

Homes near 2785 E Fort Union Blvd have a median list price of \$450,000 and a median price per square foot of \$147.

### Popular Homes Around 84121

9555 S Top Of The World Cir Cottonwood	7265 S 1950 E Apt 9 Cottonwood Heights	3577 E Summer Oaks Cir Cottonwood	1896 E 7200 S. Cottonwood
<b>\$498,000</b>	<b>\$182,900</b>	<b>\$499,900</b>	<b>\$259,900</b>
8555 S Top of the World Cir 4 bd • 3 ba • 2,500 sq ft	7265 S 1950 E Apt 9 2 bd • 1+ ba • 1,364 sq ft	3577 E Summer Oaks Cir 5 bd • 3+ ba • 3,989 sq ft	1896 E 7200 S 3 bd • 2 ba • 1,810 sq ft

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**Additional Information About 2785 E Fort Union Blvd, Salt Lake City, UT 84121**

2785 E Fort Union Blvd, Salt Lake City, UT 84121 has a price per square foot of \$155, which is 8% less than the Salt Lake City price per square foot of \$169. The median listing price in Salt Lake City is \$345,000, which is 25% greater than the Utah median listing price of \$275,000. Check out other properties near 2785 E Fort Union Blvd - 3177 E Fort Union Blvd, 3590 E Fort Union Blvd Apt C, 2861 E Fort Union Blvd, 3298 3300 E Fort Union Blvd, and 1715 1717 E Fort Union Blvd. You may also be interested in homes for sale in nearby neighborhoods like Canyon Cove, Brighton, North Cottonwood Heights, and Cottonwood Heights.

When looking for details on homes just like the one listed at 2785 E Fort Union Blvd, Salt Lake City, UT 84121, you will find that we have included additional details like information about the neighborhood, number of bathrooms, number of bedrooms, property type, and approximate square footage. Moreover, this is just a few of the excellent real estate details that we have listed on realtor.com®. When you further explore realtor.com® you will find other important information like Utah real estate information and property details that will assist you in making your move to a new city as pleasurable as possible.

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Most websites and sources of Salt Lake City property record information charge their users premiums to browse through their content. Luckily for you, realtor.com® provides its users with unlimited access to our comprehensive database of nationwide real estate information. Moreover, this access includes details on 2785 E Fort Union Blvd property records, Salt Lake City public records, and Utah property tax records. So why go with other websites that give you only the most basic information when you can stick with us and get everything you need?

Finding the information you need about 2785 E Fort Union Blvd, Salt Lake City, UT 84121 is easier when you use realtor.com® so find the details you are looking for now.

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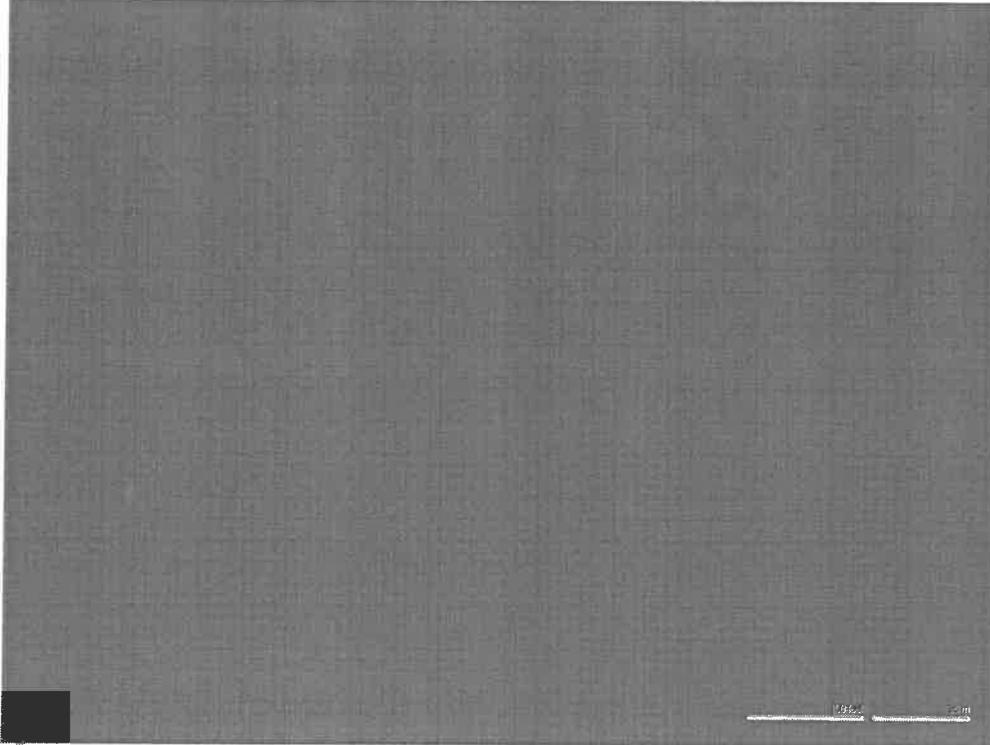
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Homes For Sale > Salt Lake City, UT



**\$0** Not for Sale

Estimate 

Homes.com Home Estimate\*

4 beds | 2 baths | 2,931 sqft

Last Sale Price \$0



Ask About This Home

## 2785 E FORT UNION BLVD, SALT LAKE CITY, UT

Bedrooms : 4

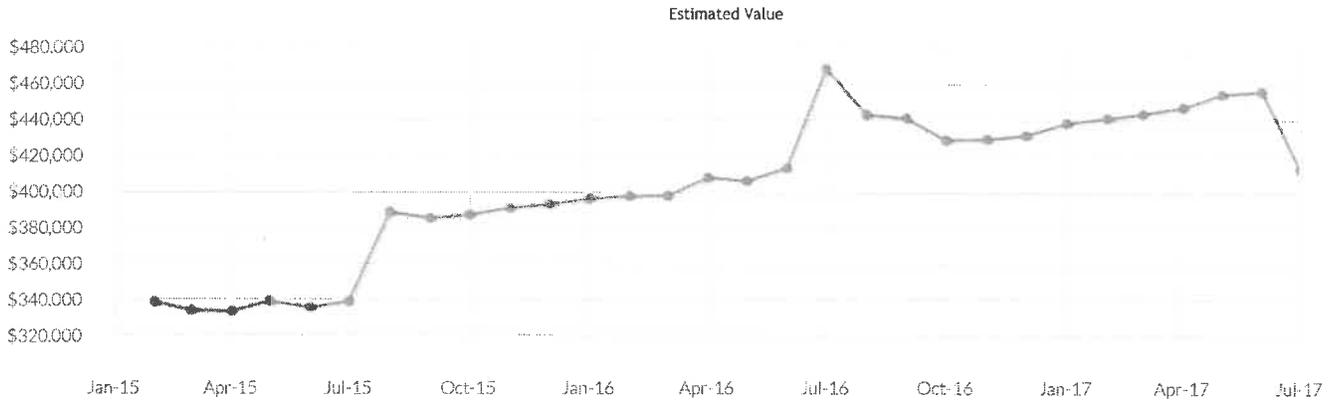
Bathrooms : 2

House Size : 2,931

Lot Size : 24,394.00 sqft

Year Built : 1900

## Home Estimate History



Get Price Alerts on this home

## Houses for Sale Nearby

<



**\$ 2,900,000**  
**4141 E 4141 E Canyon Estate Drive**  
 4 beds | 5 baths | 7,593 sqft

Courtesy of Move Utah Real Estate



**\$ 819,000**  
**11980 E Big Cottonwood Road #401**  
 3 beds | 3 baths | 2,636 sqft

Courtesy of KW Park City Keller Williams



**\$ 799,900**  
**6060 S 2189**  
 5 beds | 5 baths | 4,708 sqft

Courtesy of Coldwell Banker Res Newpark

>

Contact a RE/MAX Agent to help you find your perfect home.

Name

Email

Phone

I would like to learn more about the home value of 2785 E FORT UNION BLVD, SALT LAKE CITY, UT 84121.

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