

# HISTORIC SITE FORM

UTAH STATE HISTORIC PRESERVATION OFFICE

(10-91)

## 1 IDENTIFICATION

Name of Property: **Charles & Sarah Colebrook, Lewis & Lucy E. Colebrook Residence**

Address: 7447 S. 2300 East

Township 2S Range 1E Section 27

City, County: Cottonwood Heights, Salt Lake

UTM:

Current Owner Name: Kurt W. Woolley

USGS Map: Draper Quadrangle (2017)

Current Owner Address: same as above.

Tax Number: 22-27-401-006-0000

Legal Description (include acreage): BEG S 0°14'40" W 297 FT FR CEN SEC 27, T 2S, R 1E, SL MER, S89°44'15" E 154.1 FT; S 0°14'40" W 89.6 FT; N 89°44'15" W 154.1 FT; N 0°14'40" E 89.6 FT TO BEG. LESS STREET 0.25 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, 148-149, 155; 2018.

"Cottonwood Heights Questions and Answers," Kevin Cromar, Valley Journal, June, 2011.

Ancestry.com biographical files.

U.S. censuses, city directories, death certificates/

Real estate records.

#### 4 ARCHITECTURAL DESCRIPTION

Building Style/Type: Victorian, later Tudor Revival remodel residence No. Stories: 1.5

Foundation Material: rock Wall Material(s): brick

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

Number of associated outbuildings 1 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.

Real estate records give a construction date of 1937 for this house (The date is missing on the tax card.), although it appears to have been remodeled and expanded then from an existing c. 1890s Victorian home. That it was the latter is apparent from its form and crosswing floor plan, plus its old, red-orange brick, worn trim and filled-in, old window openings.

It appears that the property value increased five times between June of 1937 and November of 1939 when a mortgage of \$2,500 was secured. This significant increase in value suggests that the dwelling remodeled and expanded between those years, in part supporting the 1937 date.

Other features supporting the 1937 date are the home's truncated-gable roof on the north, its large, shed dormer, plain, flat-board trim, light-painted brick walls and mid-century modern window treatment, especially at the northwest corner of the main floor. The two-story tall chimney along the north wall appears to have been added later, as was the small, one-story addition at the northeast corner.

The Colebrook House is 1-1/2-stories high and contains ten major rooms including two bedrooms and two baths. It has 1,904 square feet of finished floor area plus a 567 s.f. unfinished basement. It was remodeled in 1994. The home sits on a quarter-acre lot. Also on the site is a mid-to-late 20th Century garage, 570 s.f. in size.

The present front façade of the house looks identical to its appearance on an old, undated tax card, except for the changing of the dormer window to a tripartite one. Thus the house retains its historic, c. 1937 architectural integrity.

Again, it is possible that this is an older, Victorian Era crosswing house, substantially remodeled and expanded about 1937. When it was sold in 1881, the purchase price was \$1,100, an amount that might have been appropriate then for a lot with a dwelling. In this event, the house would have been built by one of the Spillitt, Sanford or Newman families. However, this house looks somewhat younger than 1881, so the \$1,100 may have applied to a larger parcel of land and/or an earlier house, no longer extant.

#### 5 HISTORY

Architect/Builder: unknown

Date of Construction: c. 1890s, 1937-39

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

(see instructions for details)

<u>Agriculture</u>	<u>Economics</u>	<u>Industry</u>	<u>Politics/</u>
<u>C/S Architecture</u>	<u>Education</u>	<u>Invention</u>	<u>Government</u>
<u>Archeology</u>	<u>Engineering</u>	<u>Landscape</u>	<u>Religion</u>
<u>Art</u>	<u>Entertainment/</u>	<u>Architecture</u>	<u>Science</u>
<u>Commerce</u>	<u>Recreation</u>	<u>Law</u>	<u>Social History</u>
<u>Communications</u>	<u>Ethnic Heritage</u>	<u>Literature</u>	<u>Transportation</u>
<u>Community Planning</u>	<u>Exploration/</u>	<u>Maritime History</u>	<u>Other:</u>
<u>&amp; Development</u>	<u>Settlement</u>	<u>Military</u>	
<u>Conservation</u>	<u>Health/Medicine</u>	<u>Performing Arts</u>	

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 original owner of this property was William M. Sanford who, even before receiving a homestead patent for it in 1878, sold it to James Spillitt in 1875. Sanford was born in Ohio in about 1840, son of an English father and Ohioan mother. A farmer, he was also the co-developer of the important Brown-Sanford Ditch Company. This company was the leading builder

of irrigation canals and ditches in the Butler area, taking water out of Big Cottonwood canyon after the Morse Decree was issued. Their three major ditches were the two forks and a branch of the Brown & Sanford Ditch, each running east-to-west from the canyon across the Butler bench and beyond. These ditches and their small north-to-south lateral ditches made farming viable throughout the upper Butler and Poverty Flats area.

In 1878 Sanford homesteaded 160 acres on both sides of Bengal Boulevard between 23rd and 27th East. He lived there a few years before disappearing, "being driven out by his wife" (Sarah), who filed for divorce in 1890. By 1880 they were living in the area with their eight children. While there Sanford farmed his land, which benefitted from his irrigation ditches. He sold parcels of land to the Bowthorpe, MAXfield and Newman families, as well as this parcel to James Spillett.

James Spillett was born in Faversham, Kent, England in 1835, the son of Benjamin and Sarah Gregory Spillett, and came to Utah in 1853 at age seventeen. He and his wife, Jane Rosetta Spillett were both from England and they had six children, at first residing in the Big Cottonwood/Holladay area, as well as Moroni. A farmer and Utah Indian War veteran, Spillett granted a \$300 mortgage on the property to local resident Joseph Newman on the same day he obtained it in 1875 and then sold it in 1881 to Ellen D. Maxfield for \$1,100, an amount suggesting that the land had been improved by the addition of a house. His family later moved to Idaho where he died in Rockland, Power County in 1915.

Joseph Partridge Newman appeared not to own this parcel in 1875 but perhaps used the mortgage money to secure equipment to farm it. He did eventually own and farm his own land in Butlerville. Born in England in 1845 to Joseph and Elizabeth Hughes Newman, he came to Utah in 1853 and married Elizabeth Moses, born c. 1840 in Iowa. They too resided in Big Cottonwood/Holladay just north of Butler.

Ellen Diadamia Maxfield was the wife of lumberman, miner and farmer Richard Dunwell Maxfield (1831-1916), son of the first Maxfields to settle in Butlerville, John Ellison and Sarah Elizabeth Baker Maxfield, from England and Canada, respectively. Ellen was born in Genesee County, New York in 1838 to George Vaughn and Lucia Thompson. They had at least eight children but in the 1880 census, she is listed as living without a husband, and when buys this property in 1881 and sells it in 1885, she does it without a husband. This may be because Richard had another, first wife, Artemessa Ann Smoot (Harris) Maxfield and family, and during this period of polygamy persecution, some chose to live separately from their later families. Ellen and Richard did end up living together in Spring City by 1900. She died in 1909 and he in 1916.

In 1885 Ellen Maxfield sold the property to Charles Colebrook for \$375. He lost it to Salt Lake County in the Depression year of 1933 due to non-payment of taxes but got it back in June of 1937. He and his wife Sarah then sold it to their son, Lewis C. Colebrook and his wife Lucy E. Colebrook, in 1939. Later that year the latter took out a mortgage of \$2,500 on the property, suggesting that it now included substantial improvements, most likely the remodeling and expansion of the house. It appears that the house was built either in the 1890s for Charles and Sarah Colebrook, or in 1939-40 by Lewis and Lucy E. Colebrook, or, as we believe, both. Thus we name it after both Colebrook families.

Sometime after 1884, newly married Charles C. and Sarah McGhie Colebrook built their first house on the southwest corner of what became known as Colebrook Corner, located at the intersection of 20th East and 70th South (now Highland Drive and Ft. Union Blvd.). Here they and later their son, Lewis, and their grandchildren built their homes, creating a small family sub-neighborhood. Others in the area were the Buxton, Wiseman, Baker, Harris, Gates, Cullis, Millard and Hennenkamp families.

In 1884 Charles C. Colebrook married Butler native Sarah McGhie, born in Provo in 1866. Their sole child was Lewis Charles (1885-1957) who married local Butlerville woman Lucy Brady (1887-1958) in 1904. Charles was a railroad builder who helped construct four railroad lines in Utah, one in Wyoming and one in Montana. He served three years as a Jordan School District board member and for twelve years on the old 57th District School Board. Charles worked as a constable and county road supervisor and as a founder and director of the Brown and Sanford Ditch Company. He was a farmer and active church man, serving for six years as bishop of the L.D.S. Butler Ward. Colebrook was still working on his farm when he died in 1943.

Lewis Charles Colebrook was born in Butler. A farmer, by 1930 he and his wife Lucy had six children at home, plus two of the neighbor Buxton children. They were living in a rented house on 28th East at the time. By 1940 they were living in a home at 7233 South 2300 East, about 2 blocks north of the subject home of this survey, located at 7447 S. 2300 E. Were they two different houses or the same house with the addresses having been changed? In 1941 they lived in yet another house, at 7050 Highland Drive. What is lacking is evidence that either Charles or Lewis and their families lived at the 7447 S. 2300 E. dwelling.

In 1941, the year they were living on Highland Drive, Lewis and Lucy Colebrook sold their home to James Latsis. In 1945 his estate conveyed it by decree to his wife, Virginia Latsis. In 1945 Virginia Zambukos, “aka Latsis” sold it to John and Lucie Loomis.

James Latsis/Latses was born in Aglon, Greece in about 1892-95. He was the son of John and Marigo Martsoukos Latses. He immigrated to the United States in 1906 and married Virginia Karofotis. James died in 1944. A 1941 city directory confirms that the Greek couple resided in Butlerville that year, probably in this house.

On July 15, 1947, John and Lucie Loomis purchased this property from Virginia Zambukos and on the same day granted a mortgage of \$2,000 back to her. Then in 1953, the “Loomis” couple sold the house to Cecil and Aleen Carson. The Carsons kept it for nineteen years, selling it in 1972 to Crus Brothers Construction. A month later, the construction company sold it to Roy D. Holman. The property stayed in the Roy D. and LaRue Holman family until 1996 when it was sold to Susie-Jane and Kurt Woolley. In 2012 it became solely the property of Kurt W. Woolley, the present owner.

Given the age of the house, its periods of greatest historical significance appear to be the 1890s and 1937 through 1941 when it was built for one or both of the Colebrook families, pioneers of Butlerville, now part of Cottonwood Heights.





7447 S. 2300 East.



7447 S. 2300 East.





7447 S. 2300 East.



7447 S. 2300 East.



*7447 S. 2300 East.*



# TITLE SEARCH FORM

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

Tax Number: 22-27-401-006-0000

Legal Description (include acreage):

Address: 7447 S. 2300 East

City: Cottonwood Heights, UT

Current Owner: Kurt W. Woolley

Address: 7447 S. 2300 East

TRANSACTION DATES	GRANTOR (SELLER)	GRANTEE (BUYER)	TYPE OF TRANSACTION	DOLLAR AMOUNT	COMMENTS
5/29/1875	William M. Sanford	James Spillett	W.D.	\$500.00	N1/2 of SE1/4 Sec. 27
5/29/1875	James Spillett	Joseph Newman	Mortgage	\$300.00	N1/2 of SE1/4 Sec. 27
3/1/1878	United States of America	William M. Sanford	Patent		SE1/4 Sec. 27
9/22/1881	James Spillett	Ellen D. Maxfield	W.D.	\$1,100.00	N1/2 of SE1/4 Sec. 27
7/23/1885	Ellen D. Maxfield	Charles Colebrook	W.D.	\$375.00	7.5 ac in Section 27
1/9/1933	Charles Colebrook	Salt Lake County	Tax Sale	\$174.48	49.4 ac in Section 27
6/2/1937	Salt Lake County	Charles Colebrook	SLCo. Deed	\$500.75	49.4 ac in Section 27
1/23/1939	Charles & Sarah Colebrook	Lewis C. & Lucy E. Colebrook	W.D.	\$10.00	49.4 ac in Section 27
11/1/1939	Lewis C. & Lucy E. Colebrook	Home Investment & Savings Co.	Mortgage	\$2,500.00	49.4 ac in Section 27
3/32/1941	Lewis C. & Lucy E. Colebrook	James Latsis	W.D.	\$10.00	49.4 ac in Section 27
10/9/1945	3rd Dist Court, est. of JJ Latsis	Virginia Latsis	Decree		49.4 ac in Section 27
7/15/1947	Virginia Zambukos, fka Latsis	John and Lucie Loomis	W.D.	\$10.00	49.4 ac in Section 27
7/15/1947	John Loomis and wife	Virginia Zambukos	Mortgage	\$2,000.00	49.4 ac in Section 27
6/4/1953	John and Lucie Loomis	Cecil and Aleen Carson	W.D.	\$10.00	49.4 ac in Section 27
5/19/1972	Cecil and Aleen Carson	Crus Brothers Construction Co.	W.D.	\$10.00	49.4 ac in Section 27
6/21/1972	Crus Brothers Construction Co.	Roy D. Holman	W.D.	\$10.00	Property as described today.

Researcher: John Ewanowski

Date: December 8, 2017



# TITLE SEARCH FORM

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

Address: 7447 S. 2300 East

City: Cottonwood Heights, UT

Current Owner: Kurt W. Woolley

Address: 7447 S. 2300 East

Legal Description (include acreage):

[illegible]

Researcher: John Ewanowski

Date: December 8, 2017

9447 S. 2300 E.

William M. Sanford, farmer

b. c. 1840, sp. Sarah, b. c. 1841, Ohio

1880 c: 8 Kids + Harriet Brown, 62

b. Ohio, rev: Butler fa. b. England, mo. b. Ohio

1878, land patent issued

my book, ms. pp. 244-245, 254-255

James Spillett

1835-1915, to Ut. age 17, 1853, b. England

1910 c: res. Big Cot. 1mm, 1853

sp. Jane R. Spillett - Rosetta

both parents fr. Engh, farmer

1880 c: res. Big Cot., farmer, sp: Jane, 6 Kids

fa: Benjamin S., mo: Sarah Gregory

b. 1835, Faversham, Kent, Eng

d. 1915, Rockland, Plover, Idaho

~~res~~ res. 1851 Cottonwood.

Indian War vet.

1860: res. Mowani, farmer

<sup>Parrish</sup>  
Joseph Newman

b. 1845, Eng. d. 07 Nov. 1922, Holladay, farmer

sp. Elizabeth Moxie N., br. Iowa, b. c. 1840

is fa: Joseph N. mo. Elizabeth Hughes, both Eng.

to Ut. 1853. P&PM of Ut, p. 1068

res. Big Cot. / Holladay

Ellen D. Maxfield. b. 1892, <sup>too late</sup> md. 1912 to Clyde Thompson

" " 1880 c: b. c. 1839, New York, res: 50.

Cottonwood, fa. b. N.Y. mo. b. N.Y. living w/o husband  
by but 8 Kids, incl. a Joseph & Sarah. - over

1870 c: Ellen Maxfield, b. c. 1835. Engl., res:  
So. Cottonwood, 5 Kids (Sarah, Olaf, Jacob,  
Ellen, Marion) no husband

death cert. Ellen O. Maxfield Thompson.

b. c. 1839 in N.Y., died 5 Mar 1909.

fa. George Thompson, b. N.Y.

mo. \_\_\_\_\_ Spaulding, b. N.Y.

informant: Archie Maxfield

buried: Spring City.

1900 c: b. Jul. 1838, res. Spring City.

sp. Richard Maxfield, md. 1862

fa: b. N.Y. mo. b. 184. Kids: Joseph C.,

Archie

\* Ellen Diadamia Maxfield: b. 13 Jul. 1838,

Genesee Co. N.Y. Died in London, 1909,

buried, Spring City. Fa: George Vaughn

Thompson, mo: Lucia Thompson,

sp. Richard Maxfield.

Richard, <sup>son of</sup> son of Butler co - founders)

~~James Appleton & Peter Sophia Maxfield~~

~~John (Thompson) Maxfield.~~

John Ellison & Sarah Elizabeth Baker

fr. Eng, Canada. 1st Maxfield family

in area.

Richard b. 1831, Wilmet Creek, Prince Edward Island,  
Can., md. 1854

d. 9 Jul, 1916, SLC. Lumberman, wife

1880 res.: So. Cottonwood

also md. to. Artemissa Ann Smoot (Harris)

1876 c: Rich. & " , not Ellen

1860 c: " " " "

1910 c: unknown

1900 c: res. Spring City w/ Ellen, Rich.



7447 S. 2300 E. (over)

1,904 s.f. 2 Br, 2 ba., lot: 0.25 ac., 10 rooms  
"built 1937, renovated 1944. brick walls, 1 1/2 stories  
unfin. s.f.: 567, total: 2471 s.f.  
(basement) garage: 570 s.f.

Recent records give a construction date of 1937 for this house, ~~and~~ although it conceivably could be a remodeled 1890s Victorian home, given its form and crosswing plan, it appears that the property value increased five times betw. June of 1937 and Nov. of 1939 when a mort. ~~for~~ for \$2500 was secured. This significant increase in value suggests that a dwelling was built there betw. 1937 and 1939.

(✓) Other features supporting the 1937 date are the home's one truncated-gable roof shape, its large shed dormer, plain, flat-board (rather than Victorian) trim and stuccoed (? brick?) exterior walls and mid-century mod. window treatment (esp. at the NW cor. of the main floor. The two-st. tall chimney along the north appears to have been added later, as was the small, 1-story addn. at the NE cor.

The \_\_\_\_\_ house is 1 1/2 stories high, contains 10 rooms incl. 2 Bds & 2 baths, and has 1,904 finished s.f., plus a 567 s.f. unfin. basement. It was remodeled in 1944. The house sits on a quarter ac. lot. Also on the site is a mid-to-late 20th c. garage, 570 <sup>s.f.</sup> <sup>in</sup> size.

substantially  
If built in 1937, the house retains it's <sup>substantially</sup> integrity. If dating to the Victorian era, it has been much altered

5-70-18

604. inspection in person: house appears  
to date fr. 1890  $\pm$ . Has old, red-orange brick,  
some deteriorating. Flat concrete / fascia trim  
on projecting SW wing, seems c. 1890. Alterations  
could be c. 1937. If c. 1890, prob. built by  
or for Charles Coleman. In 1940 Mil. son,  
Lewis B., was living at 7233 S. 2300 E. -  
very close in address to 7447 S. 2300 E.  
Was address changed?

7447 S. 2300 E. =

d. 19 Oct. 1957

Lewis C. Clebrook, b. 2 Oct 1885, Butlerville  
sp. Lucy E. " married 1904

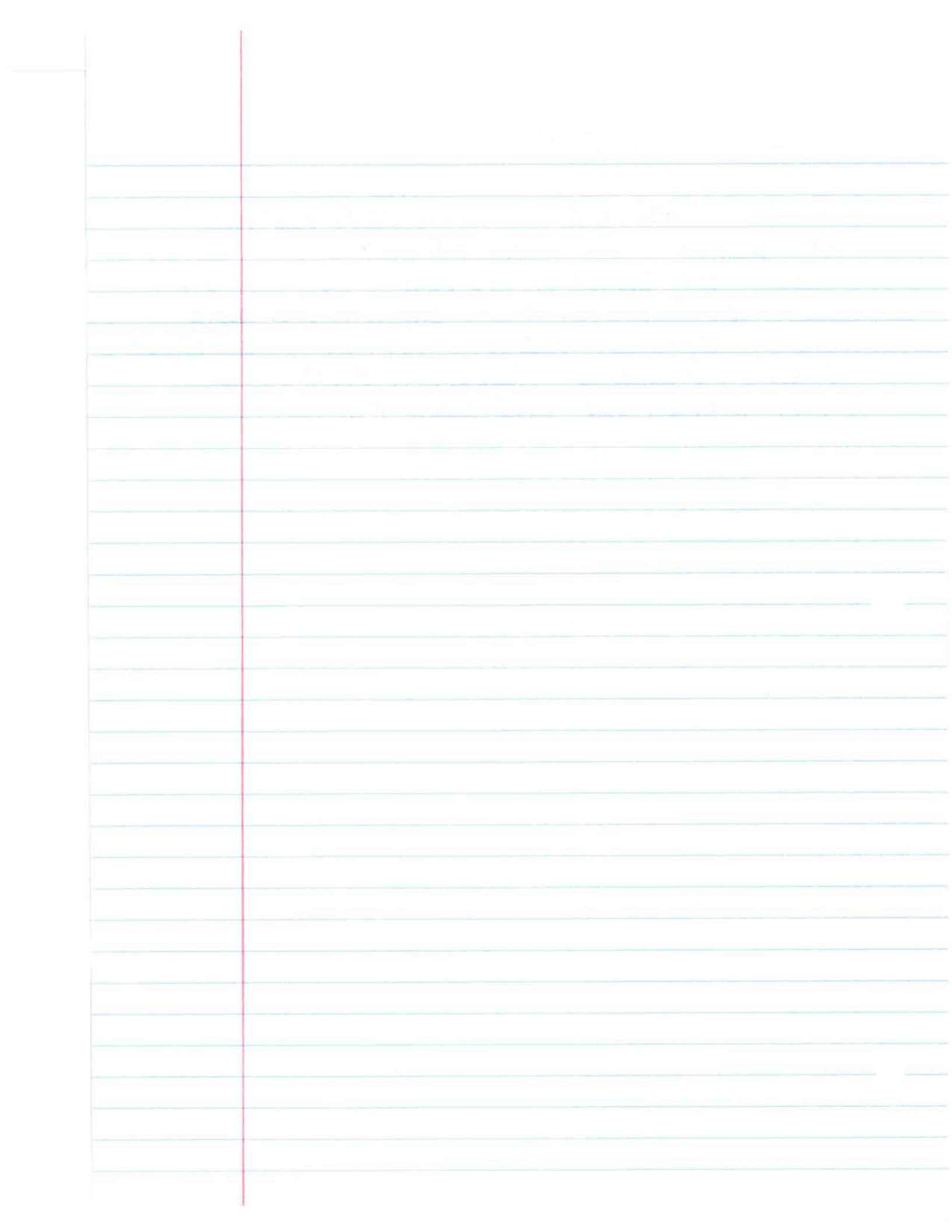
1930 c: res. Butler, rented house, address: 28 E.

kids: 6, 4-19, + 2 others (Bloxton), farmer

1940 c: res. S. 2300 E. 7233 S. (same? changed?)

farmer, 2 children: Fay E., 22, Edith L., 16,

1941 directory: res. 7050 Highland Dr.





Jane was born in 1870 in Butlerville. In 1891 she married Midway native Charles Carl Buhler in Butlerville. They had at least two children, Edra and Clesson. Carl died in Pleasant Grove in 1949, followed by her death in the same city in 1956.

q.17 ← Margaret Annie McGHIE and Joseph Ira Staker

The last child of William, Jr. and Mary McGhie was Margaret, born in Butlerville in 1873. She was the second wife of Joseph Ira Staker, the brother of Nathan H. Staker. They moved to Idaho where she died in Teton in 1953.

(McGhie histories in McGhie Family research paper compiled by Kevin Cromar, Vere McHenry, Clayton Green, Matt McGhie, Jean McGhie, Marlen McGhie, Cottonwood Heights Historic Committee files; U.S. Census records, marriage and death records, family histories.)

#### OTHER 1870s RESIDENTS OF BUTLERVILLE

COVERT, William Spencer and Mary Courtwright, Ruth Chilson Chase Hutchings

The Coverts were among the earliest settlers of Butlerville. The family's patriarch was William Spencer Covert, a native of New York born in 1808. In about 1828 he married Mary Courtwright and they had ten children. Converted to Mormonism in 1844, they left Nauvoo and arrived in Utah in the fall of 1847, initially settling in the Holladay area. In 1853, William took a second wife, Ruth Chilson Chase Hutchings, who had a child, Emeline Jane, from an earlier marriage. From 1855 through 1858, the Coverts were part of the group colonizing Las Vegas. Like other Mormons recalled from the outlying settlements due to the incursion of Johnston's Army, the Coverts returned to the Salt Lake Valley in 1858, moving into the Butlerville area. Here seven of Ruth's nine children were born. As recorded in the 1870 census, William and three of his sons worked in the lumber mills in Big Cottonwood Canyon where the family spent its summers. William also operated the canyon's toll gate. An active LDS Church member, William helped construct the Granite/Butler Meetinghouse of 1886-1892.

Among the Covert children to stay in the area were William's stepdaughter, Emeline Jane Hutchings, who married Neri Butler, and sons Abner, Hyrum and Jacob. Jacob married Joann Blair, sister of Parley Blair, another Butlerville resident. Both of William's wives preceded him in death and he thereafter lived alone until 1899 when he died from severe burns received when his house burned down. His property was then obtained by the family of H.S. Jensen.

("Covert Family History," Clarice Roholt, granddaughter of Abner Covert.)

q.17.17 ← MAXFIELD, John Ellison and Sarah Elizabeth Baker

For at least four generations, the Maxfields were important foundational families in the economy of Big Cottonwood Canyon and the development of Butlerville. The family was led by John Ellison Maxfield, born in Hull or Youlton, Yorkshire, England in 1801. In 1827 he married Sarah Elizabeth Baker, born in 1811 in Summerside, Prince Edward Island, Canada. Their children,

born between 1829 and about 1852, were Robert Quorton, married to Mary Jane Cahoon, Richard Dunwell, married to Ellen Diadema Thompson, Eliza Hiatt, Elijah Hiatt, married to Helen Ailcy Tanner, Jesse, James Appleton, married to Ann Clifton, William Wellner, married to Elizabeth Caldwell, John Ellis, married to Wilhelmina Marcussen Jensen, Sarah Elizabeth, married to George N. Stager, Joseph Smith, married to Matilda Ann Turpin, Quincy Benjamin, Henry Adheimer, married to Sarah Ellen Morrell, and Alice Renin.

The family arrived in Utah in 1851 and settled that year in the West Jordan area. John, Sr. was a superior woodman who got James and his brothers into the lumber business. Of John it was said, "He could evaluate a standing crop of timber, get it harvested, transport the logs to a mill, cut logs into lumber and then utilize the lumber for ship building."

John and his older sons worked for Brigham Young who sold them sawmills. They paid for them by supplying lumber for the Lion and Beehive Houses, Salt Lake Tabernacle and Theatre and several other buildings. Between them, John's sons came to own five sawmills. John's sons were all said to be "great horsemen." John and Elijah were wild horse breakers. Elijah spoke several Indian languages and served as "a spy in Johnston's Army in the Black Hills." He rode for the Pony Express, drove the stage coach back to and from Council Bluffs and was a freighter in the BY X (Brigham Young Express) Company. It was probably in this latter role that he "brought the first library to Utah." John's sons who were not lumbermen became farmers and one, James A., was listed in a census as a trader.

Because of their work in Big Cottonwood Canyon, some of the Maxfield children would move to and live in Butlerville. Among these was son James Appleton Maxfield.

("The Maxfields in Big Cottonwood Canyon," Wayne Crawford, 2015; Ancestry.com.)

MAXFIELD, James Appleton and Dorthe Sophia Marcussen Jensen (Johnson) and Ann Clifton

John's son James Maxfield, Sr. was born in 1837 on Prince Edward Island. In 1861 James married Dorthe Sophia Macussen Jensen, known as Sophia Johnson. She was born in Skorringe, Denmark in 1841 and died in 1870. Their four children, born from 1862 to 1868, were James Benjamin who married Amy Dunks, Emma Jane who married Arnold Edward Johnson, William A. who married Harriet Ann Smith, and Chauncey. After Sophia's death, James married Ann Clifton, born in London in 1849 to Robert and Mary Blanchard Clifton. The couple had nine children from 1875 to 1892: Hannah Rebecca, Esther Ann, Mary Elizabeth, Sophia Ellen ("Pearl") who married Samuel Albert Thomas, Sarah Edith, who married George Henry Baxter, Robert Montague who married Annie Ellen Ottley, Enos Clifton, Ira Arthur who married Mary Beatrice Baxter), and Henry who married Julia Leon Orton. Four of the earliest children died in infancy. James was Deputy Sheriff of Salt Lake County and owned the first meat market in Murray. He also owned a sawmill in Tooele and then was part owner of two in Big Cottonwood Canyon. Censuses list him as a "lumberman." Owning his own forge, anvils and bellows, his skill as a blacksmith was valued by teamsters for his ability to shoe horses and oxen and repair wagons.

John Maxfield, Sr., who died in 1875, worked on the Salt Lake Temple. James, Sr. and his brothers also hauled granite for the temple. James Maxfield died in 1903 and was buried in Murray. The family homestead was located in the northeast quarter of Section 27.

("The Maxfields in Big Cottonwood Canyon," Wayne Crawford, Second International Maxfield Family Reunion, 2015; "James Appleton Maxfield," Mont Maxfield, 2008)

RITTER, William Christopher and Sarah Ann Lowry Ritter, Jenette Bland Ritter, Margarite Bailey

The Ritters were members of the LDS company of "Mississippi Saints" that headed west in 1846 and arrived in Utah on July 29, 1847 with the sick detachment of the Mormon Battalion. William C. Ritter was born in Marion, Alabama in 1824 to Anderson D. and Phoebe Douglas Young Ritter. In 1845 he married Sarah Ann Lowry of Kershaw, South Carolina. They had four children, William Taylor, Sarah Josephine, Phoebe Caroline and Martha Angeline. After William and Sarah Ann were divorced in 1859, he married Janette (or Janet, Jennette or Jeanette) Bland, born in 1832 in Johnstone, Scotland and the former wife of William Willard Hutchings. She brought into her new marriage her two children from the first: Jeanette (Nettie) and Robert, who took Ritter's last name and considered him their father. William and Jenette then had six children of their own: Charles, Kathleen ("Katie"), Adelia ("Delia"), William Christopher, Franklin ("Frank"), and Mary.

Upon entering the Salt Lake Valley, the Ritters settled in the Cottonwood area. Early-on, William was employed as a logger. When mines were developed in Big Cottonwood Canyon in the 1860s, William became a miner there. While working in the Silver Fork area mines, he met a young "chore girl," Margaret Ann Bailey, and took her as his second, plural wife. She bore him a son, William Christopher, Jr. and continued to live up the canyon, an unhappy arrangement that resulted in divorce. In 1869 William, Jenette and family became some of the first settlers on the Butler Bench.

On January 16, 1875, an avalanche on the mountain above the Richmond Mine swept into the gulch below where William Ritter and other men were hauling ore on rawhide. The descent of the snow slide was so rapid that eight men were caught in its path and trapped under deep snow. Two miners were able to free themselves and they brought in men from other nearby mines to dig out the others, but Ritter was one of the six who died beneath the snow. He was buried in the Miners Cemetery at Silver Fork. Jenette sold off much of the family homestead but continued to live in Butler until her death in 1897.

Daughter Nettie Ritter was said to be the first school teacher in Butler commencing in 1877. She married Edward Newcomer in 1894 and the couple moved to the mining boomtown of Mercur, Utah. Upon his death in 1903, she returned to Butlerville where she died in 1936. Her brother, Robert, had passed on in 1883. Charles lived with his sister, Delia, and her husband, Mason Clays in Mercur during the early 1900s before moving to California. Katie married Joseph Harrington and moved to Oakland, California. Delia returned to Butler after her divorce from Mason Clays and died there in 1936. William, Jr. also lived in Mercur as a miner. After marrying Hannah

(Federal censuses; "The Historical Record of the Church," Andrew Jenson, 1889, 293; Ancestry.com.)

WRIGHT, John Diamond and Annie Elsie Jorgensen

John Wright was born in England in 1851 to Robert Richard and Emma Beeson Wright. At age 12 he arrived in Utah with his parents and three siblings in the mid-1860s. In 1875 John married Annie Elsie Jorgensen of Denmark. They were living in Butlerville by 1880. In 1900 he was a day laborer living in Salt Lake City, now with three children. In 1910 he was a stone mason and in 1920, a machinist's helper with the railroad. Clearly not a farmer, it is understandable that his employment opportunities were greater in the big city than in Butler. John Wright died in 1933.

(Conquerors of the West, Vol. 4, 2788-2789; federal censuses.)

## NEIGHBORHOODS WITHIN BUTLER

### COLEBROOK CORNER

Sometime after 1884, newly married Charles C. and Sarah McGhie Colebrook built the first house on the southwest corner of what became known as Colebrook Corner, located at the intersection of 20<sup>th</sup> East and 70<sup>th</sup> South (now Highland Drive and Ft. Union Blvd.). Here they and later ~~some of their children~~ *sons* among them, Lewis Colebrook and grandchildren and their families built their homes, creating a small, family sub-neighborhood. Others in the area were the Buxton, Wiseman, Baker, Harris, Gates, Cullis, Millard and Hennekamp families. This area had earlier been a stopping place for stone haulers taking granite from Little Cottonwood Canyon to the Temple Block. It was later owned by the Baker family before becoming Colebrook Corner.

### FOUNDING FAMILY: THE COLEBROOKS

#### COLEBROOK, Charles C. and Sarah McGhie

In 1884 Charles C. Colebrook married Butler native Sarah McGhie, born in Provo in 1866. Their sole child was Lewis Charles (1885-1957), married to Lucy Brady (1887-1958). Charles was a railroad builder who helped construct four railroad lines in Utah, one in Wyoming and one in Montana. He served three years as a Jordan School District board member and for twelve years on the old 57<sup>th</sup> District School Board. Charles also worked as a constable and county road supervisor and as a founder and director of the Brown and Sanford Ditch Company. He was a farmer and active church man, functioning for six years as bishop of Butler Ward. Colebrook was still working his farm and milking cows at age 80. He died on July 15, 1943.

(S: Cottonwood Heights, "History Questions and Answers," Gayle Conger.)

### BROWN'S/COLEBROOK'S HILL

*Keith Cronin;  
Valley Journal;  
June, 2011*



married Ellen Wells. In 1910 they were living in Lyman, Wyoming but from 1920 through 1940 they were farming in Butler, living at 2571 East 76<sup>th</sup> South. They had five daughters: Ellen, Margret M. Vera L., Nellie E. and Veda M. James died in 1942.

(Ancestry.com; censuses.)

MAXFIELD, Joseph and Matilda Ann Turpin

One of the Maxfields to spend most of his life in Butler was Joseph Smith, born in 1847 in Bedeque, Prince Edward Island, Canada. Joseph was one of 14 children born to John Ellison and Sarah Elizabeth Maxfield. He arrived in Utah with his parents and siblings in 1851. Joseph was married in 1870 to Matilda Ann Turpin, born in 1853 at Jones Run, West Virginia. They had 13 children, five of whom died early, two of them from fatal accidents. Like his father and some of his brothers, Joseph had a sawmilling business, providing lumber for important construction projects in the Salt Lake City. He also maintained a farm and sawmill in the East Canyon area. For a time he left this line of work due to his employment in the paper mill. He also managed horses, cattle and sheep kept in the canyon during the summer for people in Salt Lake City. Joseph's family lived in the South Cottonwood and Butler areas until about 1912 when the Maxfields moved to Idaho where Joseph died in 1923, followed by Matilda in 1935.

("Joseph Smith Maxfield," Cottonwood Heights Historic Committee biographies file; FindAGrave and Ancestry.com websites; MaxfieldReunion website; censuses.)

PHAREL/PHARELL/FARRELL, Draper

? which is last name

Draper was a custodian at the Deseret Paper Mill, His house was built across the creek from the Pedler's place.

STAKER, Nathan Henry and Mathilda Caroline Wagstaff

Nathan Staker was born in 1861 in Sugarhouse to William Henry and Catherine Maria Parsons Staker, Utah pioneers of 1852. He was one of the employees brought over from the old paper mill in Sugar House. At the time of the fatal fire of April 1, 1893, Staker was the new mill's foreman. In the fall of 1889, he and his mother bought some land on the Butler Bench. Nathan and his wife, Emeline, moved into a small log house there and his mother had a brick one constructed just west of her son's.

Nathan's daughter, Estelle Staker Bowthorpe, also employed at the mill, is one of the best sources for written descriptions of the mill and its operations. One of her accounts tells of how her father was injured trying to save the mill's paper:

"Father and others worked like demons to save what paper and books they could, but the roof soon fell in. Then father jumped into the 'pit' as they called it to save something. He stepped on a nail that went through his rubber boot into his foot. Every spring (thereafter) his foot would swell and become inflamed. Mother used to poultice

Florence Jane who married Samuel B. Mc Henry, and Annie Carol who married Lester Jennings Cardwell. After Emma died in 1915, Sant lived alone until about 1922 when he went to live with his daughter, Florence. Alexander McGhie died in 1940.

("Alexander "Sant" McGhie," "The Old Mill Valley," ibid, 48-50.)

PANTER, William Joseph and Jane Gadsby Panter and Elizabeth Ann Walker

William J. Panter was born in 1861 in South Cottonwood, the son of Englishman William James and Jane Gadsby Panter, Utah pioneers of 1860. William the father applied for a homestead grant in 1869. He died in 1872 and his wife Jane received the grant in 1874. She later sold pieces of the property to others, including Samuel Webb. Her son, William Joseph, bought it back when Webb moved to Salt Lake City after 1921. Their other children were Emma, Sarah J., Annie, Mary C. and Sabaua.

The daughter of William Luke and Sarah Ann Chapple Walker, Elizabeth Ann Walker was born in 1866 in Salt Lake City. Elizabeth and William married in 1885, resided in Union and adopted two daughters, Eva and Ethel.

In 1893 Panter purchased from Samuel Webb a part of Section 21 in the northernmost part of Union and commenced farming after previously working as a stock herder. To get water to his land, he joined others in digging irrigation ditches. Panter was the first president of the Brown & Sanford Ditch (or Irrigation) Company. The company was incorporated in 1900. As implied by its name, the company's object was to develop and use the waters of their ditch, a branch of Big Cottonwood Creek, for irrigation purposes. Panter was also a director of the Murray State Bank and a Republican member of the Utah House of Representatives from 1904-06. He died in 1916 at age 55. Elizabeth passed on in 1930.

("William J. Panter," Cottonwood Heights Historic Committee biographical files.)

SANFORD, William M.

William Sanford was a partner in the Brown-Tanner Ditch Company. This company was the leading builder of irrigation canals and ditches in the Butler area, taking water out of Big Cottonwood Canyon after the Morse Decree was issued. Their three major ditches were the two forks and a branch of the Brown & Sanford Ditch, each running east-to-west from the canyon across the Butler Bench and beyond. These ditches and their small north-to-south lateral ditches made farming viable throughout the upper Butler and Poverty Flats areas.

In 1878 Sanford homesteaded 160 acres located on both sides of Bengal Boulevard between 23<sup>rd</sup> and 27<sup>th</sup> East. He lived there for a short time before disappearing, "being driven out by his wife" who filed for divorce in 1890. While there, he farmed his land which benefitted from one of his irrigation ditches. He sold parcels of land to the Bowthorpes and Joseph Maxfield families.

## HISTORY QUESTION OF THE MONTH

What Cottonwood Heights resident owned and operated the "Black Rock Resort"?

### ANSWER

James John Latses was born in Ageon Vaseleon, Greece June 2, 1892. He emigrated to America October 6, 1906, arriving on the ship "Caroline" at New York, New York. He moved to Utah that same year. He was naturalized March 31, 1914. He was a veteran of World War I, enlisting in the infantry on June 15, 1918. He was honorably discharged Dec 17, 1918. He and his wife, Virginia, moved to Cottonwood Heights about 1932. Mr. Latses was a Salt Lake real estate man. He opened the resort at Black Rock Beach on the south shore of the Great Salt Lake in 1934 and operated it until his death February 5, 1944. He was a member of the Greek-American Progressive Association, the American Legion, the Arcadian Greek Organization, Kolokotronis Lodge, the Salt Lake City Chamber of Commerce and was former trustee of the Greek Orthodox Church and former president of the Salt Lake Greek Community. His wife Virginia remained in the area after his death.

*Published December 2015 – Gayle Conger*

house supported by stables, corrals and his orchard. Between 1889 and 1895, Johnson sold parcels of his land to newcomers Joseph Newman, August Hauptfleisch, Joseph Biesinger, Edward Koelliker and Chris Hemmert.

Johnson then made the ill-fated decision to become a coal miner. On May 1, 1900, there was an explosion in the Winter Quarters Mine in which he labored. Johnson was one of more than 200 men killed in the greatest disaster in Utah mining history. He left behind his widow and their seven children. By then, they had moved her family to Salt Lake City.

August Steingruber bought the Newman homestead and farmed it until at least 1903, after which they too moved, selling their farm to James and Maggie Thompson. (Move this to right place.)

("History of the Danish Road Area," *ibid*, 17; "Addendum 1: History of Danish Town," *ibid*, 3-4; Ancestry.com; "Winter Quarters, Utah," and "Scofield Mine Disaster," Wikipedia, L.D.S. Family Group Records, censuses.)

#### \* NEWMAN, Joseph Partridge and Elizabeth Ann Moses

The Newmans were living in Danish Town by about 1890 when they bought part of the farm of Christen Johnson, their neighbor in Big Cottonwood. Joseph was a farmer born in 1845 in England. His family converted to the LDS Church in 1850 and in 1853 he came to Utah as a child with his parents, Joseph Moses and Eliza Spencer Newman. They settled in Big Cottonwood. His wife, Elizabeth Ann Moses, was born in 1850, in Kanesville, Iowa during the trek west. They were married in 1876. Their nine children were Joseph Samuel, Martha Edith, Joseph Moses, John Spencer, Ann Elizabeth, Frank William, Fredrick Partridge, Eliza, and Adelaide.

Sometime before 1892 he moved his family to Salt Lake City and in about 1895, he sold the remainder of his Danish Town farm land to August Hauptfleisch. The family then moved to Holladay. Elizabeth passed away in 1902, leaving Joseph a widower with several children. He died in 1922 and was buried in Holladay.

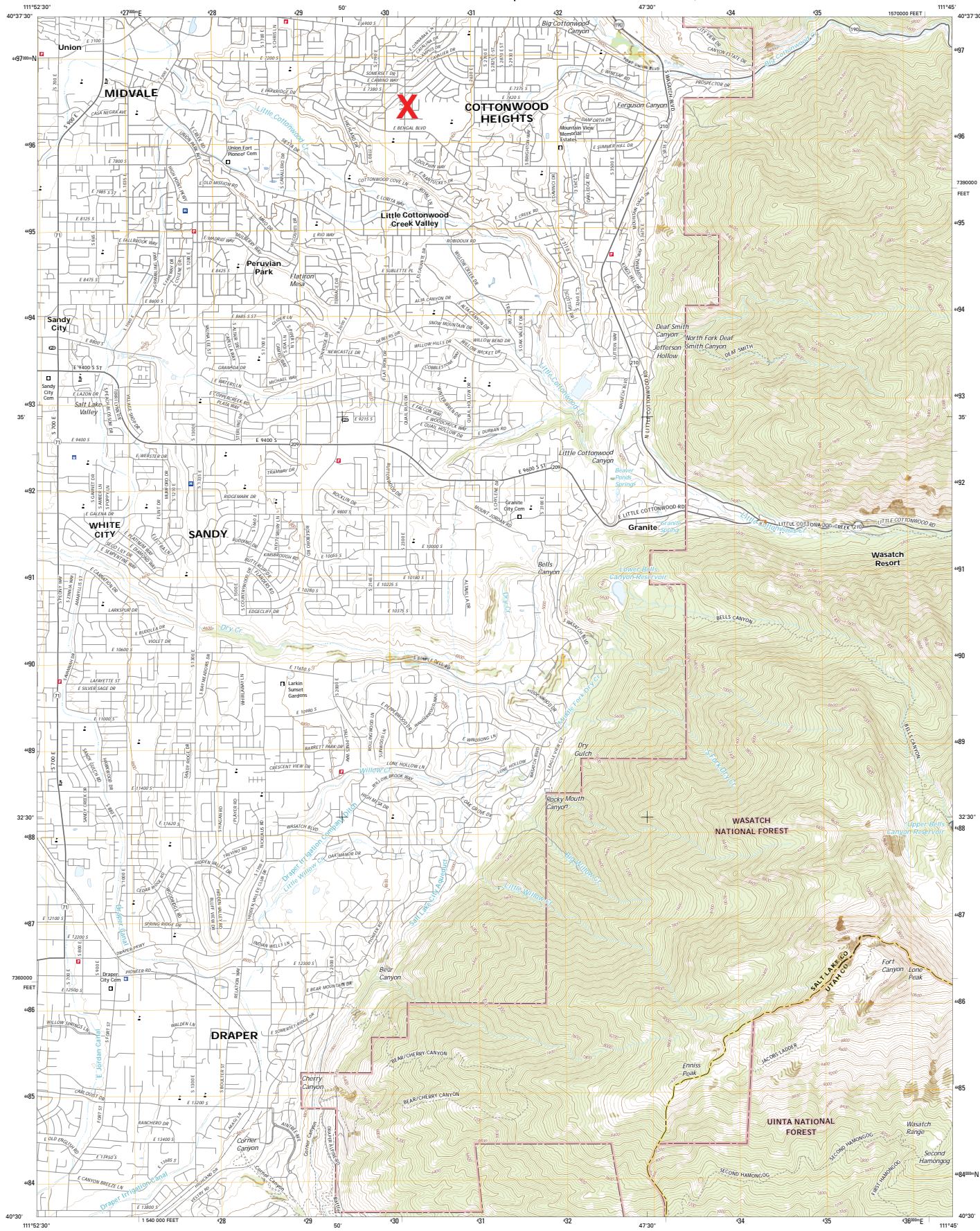
(Pioneers and Prominent Men of Utah, *ibid*, 1068; "History of the Danish Road Area," *ibid*, 16; FamilySearch.org;

(Insert Map of Danish Town, 1880s-1890s)

Sometime after 1903, George and Alice Teasdale purchased the Hauptfleisch place. They in turn sold it to William and Florence Pepper in about 1915. Other families living in Danish Town for a short time in around 1900 were the families Benjamin and Eva Heap, August and Fredricka Dittman, H.S. Jensen, J. Cornwall and later, the Vesley and Hilpert families.

During the 1890s the five colonist families remaining in Danish Town, along with the two settlers living along Wasatch Boulevard and four who owned land north of Danish Town, dug a ditch from the mouth of Little Willow Canyon (now called Deaf Smith Canyon), diverting the waters of Little Willow Creek





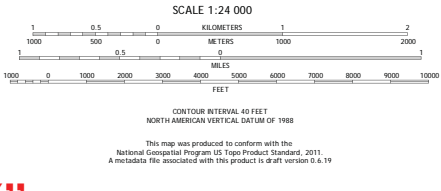
Produced by the United States Geological Survey  
North American Datum of 1983 (NAD83)  
World Geodetic System of 1984 (WGS84) Projection and  
1 000-meter grid. Universal Transverse Mercator, Zone 12  
30 000-foot ticks. Utah Coordinate System of 1983 (central  
zone)

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.

Map, October 2014  
U.S. Census Bureau, 2010 - 2016  
Roads within U.S. Forest Service Lands, 2012 - 2014  
Name: National Hydrography Dataset, 2014  
Hydrography: National Hydrography Dataset, 2014  
Contours: National Elevation Dataset, 2014  
Boundaries: Multiple sources; see metadata file 1972 - 2014  
Public Land Survey System: BLM, 2014  
Wetlands: FWS National Wetlands Inventory 1977 - 2014

UTM GRID AND 2011 MAGNETIC NORTH  
DECLINATION AT CENTER OF SHEET

U.S. National Grid  
100,000-m Square ID  
VK  
Grid zone designation  
12T



ROAD CLASSIFICATION

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

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

DRAPER, UT  
2017

1	2	3	4	5	6	7	8
1	2	3	4	5	6	7	8

1 Salt Lake City South  
2 Sugar House  
3 Mount Airie  
4 Midvale  
5 Draper  
6 Jordan Narrows  
7 Lehi  
8 Timpanogos Cave

**"X" MARKS PROPERTY LOCATION**





7447 S. 2300 E,

22-27-401-006





33-100

33-141

7-100

\*

Location \_\_\_\_\_  
 Kind of Bldg. Store St. No. 7407 S. 23rd  
 Class 6-312 Type 1 2 3 4 Cost \$ 4510 X 101%

Stories	Dimensions	Cu. Ft.	Sq. Ft.	Factor	Totals
1	x x		1512		\$ 4783
	x x				
	x x				

Gar.—Carport x Fir. \_\_\_\_\_ Walls \_\_\_\_\_ Cl. \_\_\_\_\_

Description of Buildings	Additions
Foundation—Stone _____ Conc. _____ None _____	
Ext. Walls <u>5.00</u>	
Insulation—Floors _____ Walls _____ Clgs. <u>✓</u>	151
Roof Type <u>g.c.</u> Mtl. <u>5.00</u>	
Dormers—Small _____ Med. <u>1</u> Large _____	50
Bays—Small _____ Med. _____ Large _____	
Porches—Front <u>105</u> @ <u>1.50</u>	157
Rear <u>187</u> @ <u>.30</u>	57
Porch _____ @ _____	
Metal Awnings _____ Mtl. Rail _____	
Basement Entr. _____ @ _____	
Planters _____ @ _____	
Cellar-Bsmt. — $\frac{1}{4}$ $\frac{1}{2}$ $\frac{3}{4}$ Full _____ Floor _____	411
Bsmt. Apt. _____ Rooms Fin. _____ Unfin. _____	
Attic Rooms Fin. <u>2</u> Unfin. _____	599
Plumbing { Class <u>2</u> Tub <u>1</u> Trays _____	685
Basin _____ Sink _____ Toilet _____	
Wtr. Sfr. _____ Shr. St. _____ O.T. _____	
Dishwasher _____ Garbage Disp. _____	
Built-in-Appliances _____	
Heat—Stove _____ H.A. <u>✓</u> Steam _____ Stkr. _____ Blr. <u>✓</u>	485
Oil <u>✓</u> Gas _____ Coal _____ Pipeless _____ Radiant _____	
Air Cond. _____	
Finish—Fir _____ Hd. Wd. _____	
Floor—Fir <u>✓</u> Hd. Wd. _____ Other _____	
Cabinets _____ Mantels <u>2</u>	240
Tile—Walls _____ Wainscot <u>2</u> Floors <u>2</u>	310
Storm Sash—Wood D. <u>2</u> S. _____; Metal D. _____ S. _____	50

Dep 1-11-36

Total Additions (3) 3143

Year Built \_\_\_\_\_ Avg. Age 20 Reproduction Value \$ 7926  
 Obsol. or Rem. \_\_\_\_\_ %

Inf. by { Owner - Tenant - Bldg. Value 1120 5310  
 Neighbor - Record - Est. Depr. Col. 1 2 3 4 5 6 157 % 5707

Remodel Year \_\_\_\_\_ Est. Cost \_\_\_\_\_ Repr. Val. Minus Depr. \$ \_\_\_\_\_

Garage—Class 2 Depr. 2% 3% Carport—Factor \_\_\_\_\_

Cars 2 Floor 2 Walls 2 Roof Pak Doors 2

Size—24 x 24 Age 1954 Cost 600 x 94% 564

Other \_\_\_\_\_

Total Building Value \$ 5921

Approved \_\_\_\_\_ 4/16/57 By 1038



[illegible][illegible]



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**7447 S 2300 E**

Cottonwood Heights, UT 84121

**\$318,052**

Redfin Estimate

**1,904** Sq. Ft.

\$167 / Sq. Ft.

Built: 1937

Status: Not For Sale Source: Public Records

**Unknown**

Last Sold Price

**2**

Beds

**2**

Baths



Is This Your Home?

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**Rin Barrett**

REDFIN Real Estate Agent

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Questions? Call Rin's Team

Redfin Estimate for 7447 S 2300 E

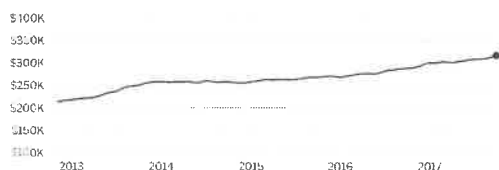
Edit Home Facts to improve accuracy.

**\$318,052**

October 2017

**Track This Estimate**


1 year


5 years

Estimate based on these recent sales.

A SOLD 7/26/17

B SOLD 9/13/17

 Local rules require you to be signed in to see more photos.  
**Sign in for price** **4** **2** **1,102**  
2223 E Bengal Blvd Beds Baths Sq. Ft.  
Cottonwood Heights, UT 84121 Source: Public Records

 Local rules require you to be signed in to see more photos.  
**Sign in for price** **4** **1.75** **1,196**  
2226 E Castle Hill A... Beds Baths Sq. Ft.  
Cottonwood Heights, UT 84121 Source: Public Records



Does something look off? [Edit Home Facts](#)

### What Can You Make from Selling Your Home?

Home Sale Price ⓘ

\$318,052

Outstanding Mortgage ⓘ

\$254,000

Selling with  
Traditional  
Agent

Selling with  
Redfin Agent

Your Total Sale Proceeds

\$40,531

+\$4,771

\$45,301

Seller Agent Commission

3% (\$9,542)

1.5% (\$4,771)

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7447 S 2300 E is a house in Cottonwood Heights, UT 84121. This 1,904 square foot house sits on a 0.25 acre lot and features 2 bedrooms and 2 bathrooms. This property was built in 1937. Based on Redfin's Cottonwood Heights data, we estimate the home's value is \$318,052. Comparable nearby homes include 2223 E Bengal Blvd, 2226 E Castle Hill Ave S, and 7411 Viscayne Dr.

Nearby schools include Brighton High School, Butler Middle School and Willow Creek Montessori. The closest grocery stores are Warzywnik, Ream's Food Stores and Dan's Fresh Market. Nearby coffee shops include Carl's Cafe, 7-Eleven and Beans & Brews. Nearby restaurants include Angel Cafe, Gyro Gyro and Nuan's Thai Kitchen. 7447 S 2300 E is near Bulter Park, Antczak Park and Crestwood Park. This address can also be written as 7447 South 2300 East, Cottonwood Heights, Utah 84121.

[Map Nearby Homes For Sale](#)[Expand Map](#)[Street View](#)[Directions](#)

## Public Facts for 7447 S 2300 East

### Taxable Value

Land	\$150,200
Additions	\$121,200
Total	\$271,400

Taxes (2016)

**\$1,880**

### Home Facts

[Edit Facts](#)

Beds	2	Lot Size	0.25 Acres
Baths	2	Style	Single Family Residential
Finished Sq. Ft.	1,904	Year Built	1937
Unfinished Sq. Ft.	567	Year Renovated	1994
Total Sq. Ft.	2,471	County	Salt Lake County
Floors	2	APN	22274010060000

Home facts updated by county records on Jul 9, 2017.

## Property Details for 7447 S 2300 East

## Interior Features

## Unit Information

- # of Units: 1

## Room Information

- # of Rooms: 10

## Cooling Information

- Cooling Type: Central Air

## Heating Information

- Heat Type: Central

## Basement Information

- Unfinished Basement Sq. Ft.: 567
- Finished Basement Sq. Ft.: 500

## Bathroom Information

- # of Baths (Total): 2
- # of Full Baths: 2

## Bedroom Information

- # of Bedrooms: 2

## Parking / Garage, Exterior Features, Taxes / Assessments

## Parking / Garage Information

- Primary Garage Type: Detached
- Primary Garage Sq. Ft.: 576
- Parking Type: Garage
- Garage Type: Detached

## Exterior Information

- Roof Type: Asphalt
- Structural Style: Cottage
- Property Condition: Fair
- Patio Type: Porch - No step
- Exterior Material: Brick

## Assessor Information

- Year of Last Land Appraisal: 2017

## Property / Lot Details

## Property Value Information

- Improvements Market Value: \$44

## Lot Information

- Lot Size (Sq. Ft.): 10,890

## Property Information

- Property Legal Description: BEG S 0 14'40" W 297 FT FR CEN SEC 27, T 2S, R 1E, SL MER, S89 44'15" E 154.1 FT; S 0 14'40" W 89.6 FT; N 89 44'15" W 154.1 FT; N 0 14'40" E 89.6 FT TO BEG. LESS STREET 0.25 AC 4720-0328 6132-1751 6416-2470 6516-2472 7512-707 7512-709
- Building/Structure Sq.Ft.: 2,471
- Total number of Stories: 2
- Total Sq. Ft. of All Structures: 1,904
- Total Sq. Ft. of All Structures Description: Living Area
- Total Sq. Ft. of Buildings' Second Floors: 273
- Total Finished Sq. Ft. of All Buildings on Property: 1,904
- Total Attic Sq. Ft.: 378
- Total Assessor Sq. Ft. of Buildings: 2,471
- Permitted Remodel Year: 1994
- Ground Floor Sq. Ft.: 1,435
- # of Structures on Property: 1

## Property History for 7447 S 2300 East

## No Records Yet

We have no records for this home. As the MLS and public records start to fill up, we'll list the details here.

For completeness, Redfin often displays two records for one sale: the MLS record and the public record. [Learn More.](#)

## Activity for 7447 S 2300 E



0

Views



0

Favorites



0

X-Outs



0

Redfin Tours

## Energy Report for 7447 S 2300 E

44  
Energy Score

How your energy score compares



The

Si.

Uta.

Claim this home to unlock comparisons

I'm the Owner

This home spends an estimated **\$170/month** on energyEnergy data and content provided by Tendril, Inc. [Learn More](#)

## Schools

Serving This Home

Elementary

Middle

High

School Name & GreatSchools Rating	Distance
7 Butler School	0.6 mi
6 Butler Middle School	0.4 mi
6 Brighton High School	0.3 mi

School data provided by GreatSchools. School service boundaries are intended to be used as reference only. To verify enrollment eligibility for a property, contact the school directly.

## Neighborhood Info for 7447 S 2300 E

Utah Cottonwood Heights 84121

## Transportation in 84121



Walk Score

41

This area is car dependent — most errands require a car.

## 84121 Real Estate Sales (Last 30 days)

Median List Price	<b>\$580,000</b>	Avg. # Offers	—
Median \$ / Sq. Ft.	<b>\$169</b>	Avg. Down Payment	—
Median Sale / List	<b>98%</b>	# Sold Homes	<b>68</b>

## Median Real Estate Values

Location	List Price	\$ / Sq. Ft.	Sale / List
Riviera Heights	\$419,000	\$131	—
84121	\$569,950	\$164	98.5%
Cottonwood Heights	\$550,000	\$155	98.8%
Salt Lake County	\$382,958	\$136	99.4%

## \$/Sq. Ft. Houses in 84121







## Similar Homes to 7447 S 2300 E

## Nearby Homes for Sale

NEW 26 HOURS AGO			0.7 mi.			0.5 mi.			1.2 mi.		
<b>\$380,000</b>	<b>5</b>	<b>3</b>	<b>2,732</b>	<b>\$369,900</b>	<b>4</b>	<b>3</b>	<b>2,128</b>	<b>\$644,900</b>	<b>6</b>	<b>4</b>	<b>3,838</b>
2706 E Bengal Blvd Cottonwood Heights, UT 84121	Beds	Baths	Sq. Ft.	7849 S Newport Way Cottonwood Heights, UT 84121	Beds	Baths	Sq. Ft.	2646 E Coquina Ct Cottonwood Heights, UT 84121	Beds	Baths	Sq. Ft.
			0.3 mi.			0.9 mi.			1.5 mi.		
<b>\$495,000</b>	<b>6</b>	<b>4</b>	<b>3,346</b>	<b>\$695,000</b>	<b>6</b>	<b>5</b>	<b>4,872</b>	<b>\$459,900</b>	<b>4</b>	<b>3</b>	<b>2,236</b>
2165 E Somerset Dr S Cottonwood Heights, UT 84121	Beds	Baths	Sq. Ft.	2639 E Chalet Cir Cottonwood Heights, UT 84093	Beds	Baths	Sq. Ft.	2336 E Treasure Mou... Sandy, UT 84092	Beds	Baths	Sq. Ft.

Homes similar to 7447 S 2300 E are listed between \$310K to \$765K at an average of \$150 per square foot.

## Nearby Sold Homes

SOLD 7/28/17				0.3 mi.				SOLD 8/17/17				0.4 mi.				SOLD 8/16/17				0.3 mi.							
																											
Local rules require you to be signed in to see more photos.				Local rules require you to be signed in to see more photos.				Local rules require you to be signed in to see more photos.				Local rules require you to be signed in to see more photos.															
Sign in for price		5	3.75	1,564	Sign in for price		3	1.75	1,104	Sign in for price		3	1.75	1,210	Sign in for price		3	1.75	1,210								
2154 E Villaire Ave				Beds	Baths	Sq. Ft.	7411 Viscayne Dr				Beds	Baths	Sq. Ft.	7517 S 2135 E				Beds	Baths	Sq. Ft.							
Cottonwood Heights, UT 84121				Source: Public Records				Cottonwood Heights, UT 84121				Source: Public Records				Cottonwood Heights, UT 84121				Source: Public Records							
SOLD 10/10/17				1.3 mi.				SOLD 8/15/17				0.6 mi.				SOLD 10/17/17				1.0 mi.							
																											
Local rules require you to be signed in to see more photos.				Local rules require you to be signed in to see more photos.				Local rules require you to be signed in to see more photos.				Local rules require you to be signed in to see more photos.				Local rules require you to be signed in to see more photos.											
Sign in for price		5	1.5	1,176	Sign in for price		4	2.5	1,428	Sign in for price		3	1.5	1,188	Sign in for price		3	1.5	1,188								
1852 E Meadow Down...				Beds	Baths	Sq. Ft.	7045 S Brent Ln E				Beds	Baths	Sq. Ft.	7210 S Chris Ln				Beds	Baths	Sq. Ft.							
Cottonwood Heights, UT 84121				Source: Public Records				Cottonwood Heights, UT 84121				Source: Public Records				Cottonwood Heights, UT 84121				Source: Public Records							

Nearby homes similar to 7447 S 2300 E have recently sold between \$300K to \$400K at an average of \$155 per square foot.

## Nearby Properties

7474 S 2340 East Street, Cottonwood Heig...  
6 Beds | 3 Baths | 2250 Sq. Ft.7443 S 2340 East Street, Cottonwood Heig...  
4 Beds | 1.75 Baths | 1450 Sq. Ft.7426 S 2340 East Street, Cottonwood Heig...  
4 Beds | 1.75 Baths | 1414 Sq. Ft.7496 S 2300 East, Cottonwood Heights, UT  
6 Beds | 4 Baths | 4480 Sq. Ft.7473 S 2300 East, Cottonwood Heights, UT  
4 Beds | 1.5 Baths | 983 Sq. Ft.

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## More Real Estate Resources

### Neighborhoods

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Creek Road Terrace  
Cotton View Cove  
Foxwood  
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### Nearby Cities

Park City  
Sandy  
Lehi  
Murray  
Draper  
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### Zip Codes

84093

### Popular Searches

Cottonwood Heights Land  
Cottonwood Heights Luxury Homes  
Cottonwood Heights Homes with Parking  
Cottonwood Heights Recently Sold Homes  
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Off Market

Photo 3/24



Map

2

beds

2

baths

1,904

sq ft

0.25

acres lot

Est. \$393,500 ⓘ

Commute Time 7447 S 2300 E, Salt Lake City, UT 84121



Track Your Home Value

Get Up To 4 Free Moving Quotes

Refi Rates

**Property Overview** - 7447 S 2300 E, Salt Lake City, UT 84121 is a single family home built in 1937. The \$393,500 estimated value is 10.55% less than the median listing price of \$439,900 for the Brighton area.

Read More ▾



10.55%

Less expensive than nearby properties ⓘ



\$439,900

Neighborhood Median Price



26.22%

Higher \$/sq ft than nearby properties

## What is Your Home Worth?

Full Name

Email

Phone

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## Salt Lake City

Housing Market

Schools

## Popular Searches

Newest Listings

Price Reduced

Two Car Garage

RV/Boat Parking

Open Houses

Swimming Pool

Basement

## Similar Homes For Sale

Comparison of 7447 S 2300 E, Salt Lake City, UT 84121 with Nearby Homes:



\$359,000

3 bd, 3 ba, 2,224 sq ft  
7080 S 2870 E

↓ 8% less expensive

↑ 320 sq ft larger

↓ Smaller lot

↑ 18 years newer



\$324,900

3 bd, 3 ba, 2,074 sq ft  
7736 S Avondale Dr

↓ 17% less expensive

↑ 170 sq ft larger

↓ Smaller lot

↑ 39 years newer



\$329,000

3 bd, 1 ba, 880 sq ft  
6256 S Moose Run Ln

↓ 16% less expensive

↓ 1,024 sq ft smaller

● Same sized lot

↑ 39 years newer



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

Contact Agent

## Property Details



Status

Off Market



Price/Sq Ft

\$207



Type

Single family



Built

1937

### Public Records

- Beds: 2
- House size: 1,904 sq ft
- Lot size: 10890
- Heating: Central
- Year built: 1937
- Property type: Single family
- Date updated: 07/05/2017
- Rooms: 10
- Stories: 2
- Garage: Detached Garage
- Cooling: Central
- Year renovated: 1994
- Style: Cottage
- Units: 1

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## Nearby Schools

Rating*	School Name	Grades	Distance
7	Butler School	K-6	0.7 mi
6	Butler Middle School	6-8	0.4 mi
6	Brighton High School	10-12	0.3 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

7447 S 2300 E is located in Brighton neighborhood in the city of Salt Lake City, UT.

**\$439,900**

Median Listing Price

**\$164**

Price Per Sq Ft

### Nearby Neighborhoods in Salt Lake City, UT

Median Listing: \$484,750

Median Listing: \$519,000

Median Listing: \$459,900

Median Listing: \$725,000

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Explore Schools, Safety, and Lifestyle around S 2300 E

Sponsored by Statefarm

## Property History

### Property Price

No price history available for this property.

### Property Tax

Year	Taxes	Land		Additions		Total Assessment
2017	Price Not Available	\$150,200	+	\$121,200	=	\$271,400
2016	\$1,880	\$135,300	+	\$103,700	=	\$239,000
2015	\$1,577	Price Not Available	+	N/A	=	\$185,700

### About History & Taxes Data

The price and tax history data displayed is obtained from public records and/or MLS feeds from the local jurisdiction. Contact your REALTOR® directly in order to obtain the most up-to-date information available.



## \$ \$ Nearby Home Values

Address	Estimate \$	Bed 	Bath 	Sq Ft 	Lot (sq ft) 
Homes near 84121					
This Home : 7447 S 2300 E	Est. \$393,500	2	2	1,904	10,890
7313 S 2870 E, Salt Lake City, UT 84121	\$295,100	3	2	952	10,890
7079 S 2825 E, Salt Lake City, UT 84121	\$304,900	3	2	1,185	10,890
7189 S 2870 E, Salt Lake City, UT 84121	\$317,600	3	2	1,090	10,890
7040 S 3050 E, Salt Lake City, UT 84121	\$393,900	3	2	1,625	10,890

7211 S 2930 E, Salt Lake City, UT 84121

\$281,700

3

2

1,100

10,890

[See More](#) ▾

## What is Your Home Worth?



Looking to sell in ... ▾

Please send me home values, sold price trends and market analysis for 7447 S 2300 E, Salt Lake City, UT 84121

[Request a FREE Analysis](#)

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Professional advice by [Ranlife Real Estate](#)

## Homes Around \$393,500

New	New	New	New
7736 S Avondale Dr. Cottonwood Heights	8589 S Kings Hill Dr E. Cottonwood	7120 S Towncrest Dr E. Cottonwood	6256 S Moose Run Ln, B
\$324,900	\$449,000	\$439,000	\$329,000
7736 S Avondale Dr 3 bd • 2+ ba • 2,074 sq ft	8589 S Kings Hill Dr E 4 bd • 3 ba • 3,505 sq ft	7120 S Towncrest Dr E 4 bd • 3 ba • 2,338 sq ft	6256 S Moose Run Ln 3 bd • 1 ba • 880 sq ft

Homes near 7447 S 2300 E have a median list price of \$369,000 and a median price per square foot of \$156.

## Popular Homes Around 84121

2324 E Cinnabar Dr S. Cottonwood	2172 E 7495 S. Cottonwood Heights. UT	1965 E La Cresta Dr. Cottonwood Heights	3156 E Old Ridge Cir S
\$379,900	\$315,000	\$410,000	\$529,900
2324 E Cinnabar Dr S 4 bd • 3 ba • 2,458 sq ft	2172 E 7495 S 4 bd • 2 ba • 1,684 sq ft	1965 E La Cresta Dr 4 bd • 3 ba • 3,024 sq ft	3156 E Old Ridge Cir S 4 bd • 3 ba • 2,986 sq ft

## Editors' Picks

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#### Additional Information About 7447 S 2300 E, Salt Lake City, UT 84121

7447 S 2300 E, Salt Lake City, UT 84121 has a price per square foot of \$207, which is 22% greater 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 7447 S 2300 E - 6565 S 2365 E, 1456 E 5935 S, 6723 S 2445 E, 6556 S 2425 E, and 6535 S 2425 E. You may also be interested in homes for sale in nearby neighborhoods like Cottonwood Heights, North Cottonwood Heights, Butler, and Willow Creek.

When looking for details on homes just like the one listed at 7447 S 2300 E, 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 7447 S 2300 E 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 7447 S 2300 E, 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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