

HISTORIC SITE FORM
UTAH STATE HISTORIC PRESERVATION OFFICE

(10-91)

1 IDENTIFICATION

Name of Property: William & Mary Hannah Hadfield Residence / Merlin A. & Mary E. Berrett Butler Residence

Address: 2882 E. Fort Union Boulevard

Twnshp 2S Range 1E Section: 26

City, County: Cottonwood Heights, Salt Lake

UTM:

Current Owner Name: Jodi S. & Tad A. Turgeon

USGS Map: Draper Quadrangle (2017)

Current Owner Address: same as above

Tax Number: 22-26-106-002-0000

Legal Description (include acreage): BEG 40 FT S FR NE COR OF NW 1/4 OF THE NW 1/4 OF SEC 26, T 2S, R 1E, S L M; W 6 RDS; S 125 FT; E 6 RDS; N 125 FT TO BEG. LESS ST. 0.28 AC M OR L.

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. 1960

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.

(Re. Thomas Wilkerson): City Between the Canyons: A History of Cottonwood Heights, Utah, 1849-1953, Allen Dale Roberts, pre-publication manuscript, p. 151, 2018.

(Re. William and Mary Cornwall): ibid, A.D. Roberts, 151.

(Re. William and Mary Cornwall): "William and Mary Cornwall Family File," Cottonwood Heights Historical Committee.

(Re. David B. Brinton): Conquerors of the West: Stalwart Mormon Pioneers, Vol. I, 360-361, Florence C. Youngberg, 1999, S.U.P.

(Re. David B. Brinton): L.D.S. Biographical Encyclopedia, IV:443, Andrew Jenson, 1936/1971, Western Epics.

(Re. William and Mary Hadfield): "Robert Hadfield File," Cottonwood Heights Historical Committee.

(Re. George Lowe): ibid, A.D. Roberts, 154.

(Re. William E., Jr. and Grace M. Rasmussen): "William Edward and Trinie Rasmussen File," Cottonwood Heights Historical Committee.

(Re. Merlin and Alice Butler): "Butlerville, 1847-1967," Merlin Butler with William J. Mortimer, James C. Taylor, Arnold C. Pope, Butler Stake, 1967.

Cottonwood Heights Historical Committee files.

Ancestry.com biographical files.

Real estate records.

Death certificates.

Researcher/Organization: Allen D. Roberts, John Ewanowski / History Projects

Date: 2018

4 ARCHITECTURAL DESCRIPTION

Building Style/Type: Colonial Revival Cottage No. Stories: 1.0

Foundation Material: concrete Wall Material(s): siding over frame (poss. adobe under)

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 wide and low Hadfield House was reportedly built in 1888 (tax card) or 1890 (real estate data), and renovated in 1996. However, it appears more likely to have been built in the 1930s to '50s era. It has a concrete foundation, mid-century horizontal siding, a low-pitched roof, modern windows with snap-on muntins, fake shutters (which, when closed would cover only half the window area) and a broadside-facing, symmetrical façade. The gridded windows, white door with sidelights, plain, white trim and small, gabled portico are modest attempts to give the dwelling a Colonial Revival character. The low ceiling/building height, however, without the home being raised up on an elevated pedestal or base, is more typical of modern design and construction.

The old tax card shows the house in its present appearance. It shows it to have a rectangular main section with a smaller, rectangular rear section. The house is said to have walls of "adobe, frame and asbestos shakes" but the adobe construction is not apparent. If there is a c. 1890 adobe house on site, it must be totally hidden beneath either the front or rear sections of the house, concealed behind the modern siding. That is, nothing of an 1890 house is visually evident. The tax card says the house was remodeled in 1956 and perhaps it was covered over, entirely rebuilt or replaced in that year.

The Hadfield House sits on a 0.28-acre lot. Its floor plan is 1,014 square feet in size, containing three bedrooms and 2.5 baths.

5 HISTORY

Architect/Builder: unknown

Date of Construction: c. 1888-90, c. 1936

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.

Starting with the first owner/patent holder, homesteader Thomas Wilkerson, this property has been owned by many of the earlier settlers of Butlerville, later called Butler and now a part of Cottonwood Heights. Thomas and his wife, Elizabeth Followell Wilkerson, had a home on the original 160 parcel in Section 26 as early as 1869, making them among the first settlers of Butlerville. Thomas was born in 1797 in Richmond or Clay, Kentucky, the son of David and Elizabeth Wilkerson. In 1827 he married Elizabeth or Eliza Followell and they had eleven children. In 1852 the family, then numbering the parents and six children, arrived in Utah. In the mid-1870s the family moved to Kanab where Thomas died in 1882, followed by Elizabeth in 1883. Before moving, Wilkerson sold the property to David B. Brinton on February 16, 1874.

David Branson Brinton, Jr., the son of prominent Utah pioneer religious leader David Brinton and one of his wives, Harriett W. Dilworth, was born Feb. 23, 1850 in Savannah, Missouri, and survived the trek to Utah as a baby, arriving the same year. Ordained an L.D.S. high priest in 1877, he served as bishop of the Big Cottonwood Ward of the Cottonwood Stake from 1877 to 1900. A construction contractor, Brinton owned many pieces of land in Salt Lake, Summit and Sanpete Counties, including the one-fourth of this parcel (40 acres) which he sold to William Cornwall on October 16, 1874, after owning it for only eight months.

William Cornwall and his son Joseph sold the 40 acres, and then a 20 acre piece of it, back and forth to each other between 1874 and 1888 when William and Mary sold the 20 acres to William Hadfield. William Cornwall was born in 1828 or 1830 in Gilford, Down, Ireland and came to Utah in 1861 with his father, Alexander (1806-1880) and siblings, settling in Mill Creek. He and his wife Mary Jane Hutchison (1829-1893, also from Gilford), whom he married in 1850, were living there in 1870 with their five children. Alexander died in 1880 and by that year, William and Mary were residents of Butlerville with their children, William, Jr., Thomas, Joseph and Elizabeth and 21-year old daughter, once married Mary J. Humphreys. Mary Jane died in 1893 but William remained in Butler until at least 1900 when the census records him as a 70-year-old farmer. He died in 1915. If it is true that part of the existing the house is a c. 1888 adobe house, as stated on the tax card, then that part of the house could have been built for the Cornwalls in that year or earlier. However, since they sold the land in 1888, the year the house was supposedly built, it is more likely that it was built by the new owners, William and Mary Hannah Hadfield, who owned it over the next four years.

William Hadfield was born in 1863 in Padfield, Derbyshire, England to Robert and Mary Ann Mace Hadfield. In 1886, he married Mary Hannah Jarman, also born in 1863, in Tadlow, Cambridge, England. Mary died of a child birth in 1893. A family history says that “William and Mary lived in a two-room adobe house where the cemetery is.” Which cemetery it was is not specified. William remarried in 1904 to Mary Latila Wilding and they moved to Mill Creek, but even before Mary’s death, this land had been sold to George Lowe, a transaction recorded on July 8, 1892. This time, ten of the previous 20 acres was sold. Given that the original house is said to have been built in 1888-1890 and the Hadfield family owned the property then, we are tentatively calling this the William and Mary Hannah Hadfield Residence.

George Lowe owned the property from 1892 until he sold it in 1917. The Lowes were among the many English immigrants who located in early Cottonwood Heights. George was born in 1843 in Offley, Hertfordshire, England, while his wife, Sarah Bateman, was born in 1833 in nearby Bovington. The Lowes arrived in the United States in 1872 after converting to Mormonism in about 1865. They settled in Butlerville in 1878. Here George farmed his land, said to be located on the “south side of the Butlerville Bench Road between the Rasmussen and Handley homesteads.” Ten years George’s senior, Sarah died in 1914, followed by George in 1921. Three years before his death, George Lowe sold this property to his neighbor, William E. Rasmussen, Jr., for \$2,000—an amount suggesting the land had been improved upon, probably by the construction of a house.

William E., Jr. and wife Grace M. Rasmussen owned this lot through 1928, although there were various legal actions involving it during this period, including a foreclosure action. William Edward Rasmussen was born in 1859 in Omaha, Nebraska. His parents, William E. and Trinie Rasmussen, had emigrated from Denmark. The family lived in Granite where they built a home “on the east side of Wasatch Boulevard” and they “owned land from about 8200 to 8600 South and west to the east side of Danish Road.” One of six children, William E., Jr. married Grace Mabel Emerick in 1908. They may have lived in the house here briefly until moving to Salt Lake City and then to California in about 1925. He died in 1944.

On Dec. 15, 1928, the house was sold to Carl A. Badger, who may have obtained it through a foreclosures sale, the Rasmussen’s having left it at least three years earlier. Carl (nee Carlos) Ashby Badger was born in Utah in 1879 to Rodney Carlos and Louisa Adeline Badger. He was an attorney and apparently purchased this house as an investment as he lived at this time and for many decades with his wife, Rose (nee Rosalia) J. Badger and 8 children in their family home at 995 Lincoln Ave. in Salt Lake City. After owning it for only 42 days, the Badgers sold the home to another neighbor, George A. Handley, on Jan. 26, 1929.

George Alfred and May Ferrell Handley owned this property through the years of the Great Depression, from 1929 through June of 1936 when it was apparently sold for taxes amounting to \$46.40. George was born in England in 1886, the son of William F. and Sarah A. Handley. He married Englishwoman May Ferrell in 1905. Together they had five children. A brick mason by trade, George died Oct, 24, 1930, less than a year after buying this home. May remained in Butlerville but, without her husband’s income, may have been forced to give up the house. In mid-1936 it was obtained by Merlin A. Butler, of Butlerville’s famed Butler namesakes.

Merlin Alma Butler was born in Butlerville in 1900 to Leander Neri Butler and his wife Effie. Merlin was therefore the grandson of Leander Butler, one of the five brothers who founded Butlerville. In 1920 Merlin married Alice E. Berrett (1903-1976) of the Berrett Lane family renown. Merlin worked at various jobs, including radio plant laborer and truck driver, but he is also known locally for writing the history, “Butlerville, 1847-1967,” for the L.D.S. Butler Stake. The 1940 census verifies that the Butlers lived in this home, as their address was given as “2900 E. 70th S,” which corresponds closely with 2882 E. Ft. Union Blvd. After Merlin’s death on March 8, 1970, wife Alice retained ownership until her passing in 1976, after which her estate sold the home to Fred T. and Renee D. Gruter. Given that the Butlers owned this property from 1936 until 1976, during which years the home appears to have been built, we consider an alternative name for the home to be the Merlin A. and Alice E. Berrett Butler House.

Beyond the historic period, the Gruter family owned this house for 15 months and then sold it to Russell D. and Debra Larsen. They in turn sold it Sherie N. Deart in 1986 (?). In mid-1997 it was sold to David R. and Hayley D. Rossi who, ten months later, sold it Ryan A. and Tawny A. Stott. In less than two years, the house was sold again, this time to its present owners, Jodi S. and Tad A. Turgeon.



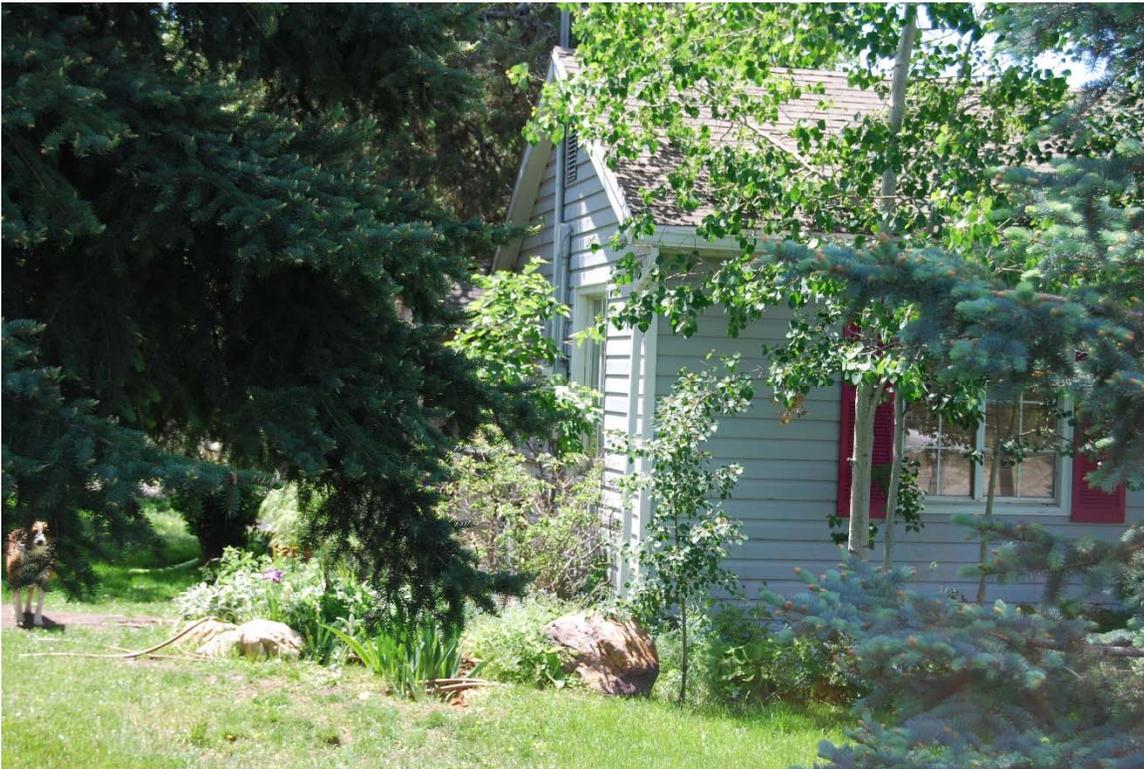
2882 E. Fort Union Boulevard.



2882 E. Fort Union Boulevard.



2882 E. Fort Union Boulevard.



2882 E. Fort Union Boulevard.

TITLE SEARCH FORM

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

Address: 2882 E Fort Union Boulevard
 City: Cottonwood Heights, UT
 Current Owner: Jodi S. & Tad A. Turgeon
 Address: same as above

Tax Number: 22-26-106-002-0000

Legal Description (include acreage): BEG 40 FT S FR NE COR OF NW 1/4 OF THE NW 1/4 OF SEC 26, T 2S, R 1E, S 1 M; W 6 RDS; S 125 FT; E 6 RDS; N 125 FT TO BEG. LESS ST. 0.28 AC

| TRANSACTION DATES | GRANTOR (SELLER) | GRANTEE (BUYER) | TYPE OF TRANSACTION | DOLLAR AMOUNT | COMMENTS |
|-------------------|-------------------------------|-----------------------------|---------------------|---------------|--|
| 12/1/1874 | United States of America | Thomas Wilkerson | Patent (h'stead) | | All of NW1/4 of Section 26, 160 ac. |
| 2/16/1874 | Thomas Wilkerson | David B. Brinton | W.D. | \$700.00 | All of NW1/4 of Section 26, 160 ac. |
| 10/16/1874 | David B. Brinton | William Cornwall | W.D. | \$250.00 | All of NW1/4 NW1/4 of Sec. 26, 40 ac. |
| 9/7/1880 | William Cornwall | Joseph Cornwall | W.D. | \$150.00 | All of NW1/4 NW1/4 of Sec. 26, 40 ac. |
| 2/18/1884 | Joseph Cornwall | William Cornwall | W.D. | \$200.00 | E1/2 NW1/4 NW1/4 Sec. 26, 20 ac. |
| 2/20/1884 | William Cornwall | Zions Saving Bank & Trust | Mortgage | \$300.00 | E1/2 NW1/4 NW1/4 Sec. 26, 20 ac. |
| 8/4/1888 | William & Mary Cornwall | William Hadfield | W.D. | \$700.00 | E1/2 NW1/4 NW1/4 Sec. 26, 20 ac. |
| 8/4/1888 | Wm. & Mary Hannah Hadfield | Zions Saving Bank & Trust | Mortgage | \$300.00 | E1/2 NW1/4 NW1/4 Sec. 26, 20 ac. |
| 7/8/1892 | Wm. & Mary Hannah Hadfield | George Lowe | [ill.] Deed | \$400.00 | E 1/2 E1/2 NW1/4 NW1/4 Sec. 26, 10 ac. |
| 1/15/1917 | Jesse Wooten, co. treasurer | Salt Lake County | Tax Sale | \$2.48 | "Com. NE cor. NW1/4 NW1/4..." |
| 6/25/1918 | George Lowe (widower) | William E. Rasmussen, Jr. | W.D. | \$2,000.00 | "Com. 6R W. of NE cor. NW1/4 NW1/4..." |
| 6/25/1918 | Wm. E. Jr. & Grace Rasmussen | George Lowe | Mortgage | \$1,000.00 | "Com. 6R W. of NE cor. NW1/4 NW1/4..." |
| 10/26/1921 | William E. Rasmussen, Jr. | Grace M. Rasmussen, wife | W.D. | \$10.00 | "Com. 6R W. of NE cor. NW1/4 NW1/4..." |
| | ***legal action was prevalent | on the property bet. 1921- | 1928*** | | |
| 10/3/1928 | 3rd Jud. District Court* | Zions Saving Bank & Trust** | Lis Pendens | | "Action to foreclosure" |
| 12/15/1928 | Mary Halles | Carl A. Badger | W.D. | \$10.00 | "Com. 6R W. of NE cor. NW1/4 NW1/4..." |

Researcher: John Ewanowski

Date: April 2018

*Mary Halles, defendant

**as plaintiff

TITLE SEARCH FORM

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

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BEG 40 FT S FR NE COR OF NW 1/4 OF THE NW
 1/4 OF SEC 26, T 2S, R 1E, S L M; W 6 RDS; S 125
 FT; E 6 RDS; N 125 FT TO BEG. LESS ST. 0.28 AC

| TRANSACTION DATES | GRANTOR (SELLER) | GRANTEE (BUYER) | TYPE OF TRANSACTION | DOLLAR AMOUNT | COMMENTS |
|-------------------|----------------------------|----------------------------|---------------------|---------------|--------------------------------|
| 1/26/1929 | Carl A. & Rose J. Badger | George A. Handley | W.D. | \$10.00 | |
| 6/1/1936 | Salt Lake County | Merlin Butler | S.L.Co. Deed | \$46.40 | "taxes 1930-5" |
| 11/12/1936 | Merlin & Alice E. Butler | N.M. Long & Co. | Mortgage | \$200.00 | |
| 3/9/1970 | Merlin & Alice E. Butler | (Deceased) | Death Cert. | | "Said party died Mar. 8, 1970" |
| 10/21/1976 | Estate of Alice E. Butler | Fred T. & Renee D. Gruter | Order/Exec. Deed | \$35,000 | |
| 11/23/1976 | Renee D. Gruter | Fred T. Gruter | Q.C.D. | \$1.00 | |
| 1/11/1978 | Fred T. Gruter | Russell D. & Debra Larson | W.D. | \$10.00 | |
| 10/22/1976 | Russell D. & Debra Larson | Sherie N. Deart | W.D. | \$10.00 | |
| 6/11/1997 | Sherie N. Deart | David R. & Hayley D. Rossi | W.D. | \$10.00 | |
| 4/22/1998 | David R. & Hayley D. Rossi | Ryan A. & Tawny A. Stott | W.D. | \$10.00 | |
| 1/26/2000 | Ryan A. & Tawny A. Stott | Jodi S. & Tad A. Turgeon | W.D. | \$10.00 | |
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Researcher: John Ewanowski

Date: April 2018

2092 E. Ft. Union Blvd.

William and Mary Cornwall, pp 151-152, my book Mrs.
Thomas & Elizabeth Followell Wilkerson, p. 151.
George & Sarah Bateman Lowe, p. 154.

Jesse Wootton, p. 162

David R. Brinton, p. 135

Wm. Mary^H; Robt. Hadfield

Wm. E., Grace M. Rasmussen, Jr.

William Hadfield b. 13 Mar. 1863, Hadfield, Derbyshire,
England, died 9 Apr. 1941, SLG. fa: Robert, H.
mo: Mary Ann Mac H' sp: Mary Hannah Sar-
man, d. 11 Oct. 1863, Tedlow, Cambridge, Engl.
d. 29 June, 1903, Butterville. fa: Wm., mo. Mary
died in childhood. Kids: Mercy &, Amelia H.
Hist. of Robt. Hadfield says Wm. & Mary H. mar-
ried 1884, lived in 2-room adobe house where
cemetery is, 4 kids. Wm. remarried 1904 to Mary
Lettie Wilding & they moved to Mill Creek. (file)

William Edward Rasmussen, he b. 1859, Omaha,
family from Denmark. wid. in 1885 to Tripp
lived in Granite. built house on east side of Greatch
Blvd, owned land from \$200 to \$600 &. and went
to east side of Danvers Town Rd. farmer.

Son: Wm. Edward, Jr. wd. Grace Mabel Emerick,
lived in SLG until c. 1925, moved to CA. (file)
(Carlin) (Ashby) Rosalia J.

Carl A. Badger, b. 1879, wt. Rose, b. c. 1878
1930 c: res. ⁹⁹⁵ Lincoln Ave, SLG, attorney, & kids
died 22 Oct. 1939. fa: Rodney Carlos B., mo. Louisa
Adelina B.

1928 c: same as 1910, 1990
never lived in Roscoe?

Alfred

George A. Handley, b. 1886, sp. May Ferrell, mtd.
1925.

1939 dir. near Butterville - May, a widow
he died 24 Oct. 1930, fa. Wm. F. H., mo:
Sarah H. H. both fr. Eng.

1990 c: Butler, 80th S. 662: brick mason
5 kids.

Alma

Maudie Butler, b. 1900, wa. Butterville,
single, fa: Colander B., mo: Ethel B.
1 of 4 kids, age 10. (1910 c.)

mtd. 1929 to Alice E. Perrett.

1931: LeMore, Butler. @ radio plant
80th S.

1940 c: mo: 2900 E. 70th S. (this house)
truck driver, 3 kids, 4-18

died 8 Mar. 1970

(Butterville historian @, wrote "Butterville, 1847-
1967, w/ Wm. J. Mortimer, James C. Taylor,
Arnold C. Pope, Butler Stake, 1967.

Alma died 1970, July 7. b. 29 Feb. 1903

2002 E. Ft. Union Blvd.

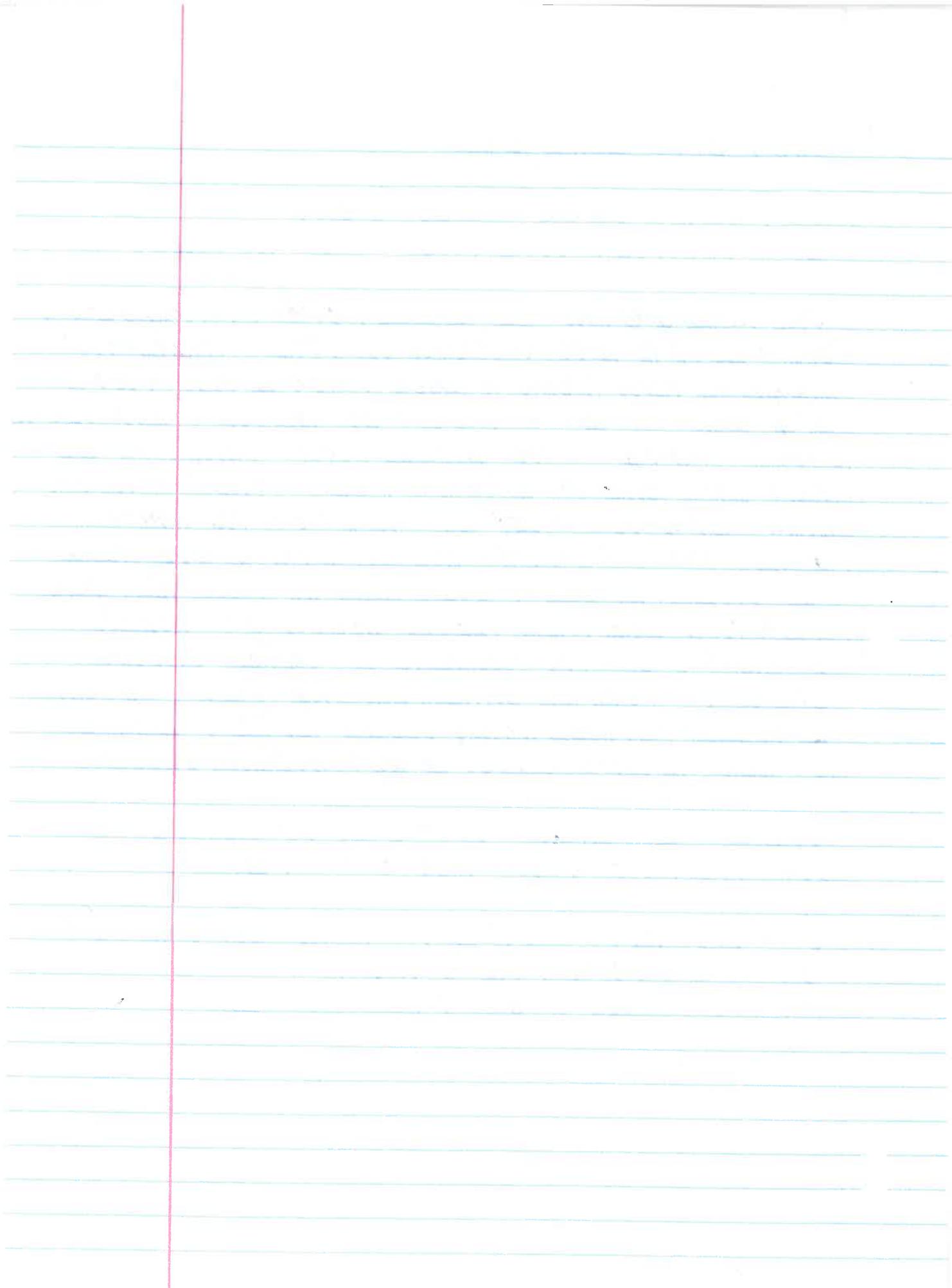
1,014 sf, 0.28 ac., 2.5 ba. 3 BR.

"built 1890, renovated 1996." (1890 doubtful)

The modest low _____ House was reportedly "built in 1890 and renovated in 1996." However it appears more likely to have been built in the 1930s to '50s era. It has a concrete foundation, mid-century shingling, a low pitched roof, modern work done with snap-on windows, fake shutters white, when closed, would ~~not~~ cover only half the window area, and a broadside-facing, symmetrical facade. The gridded windows, white door w/ side lights, plain white trim and small, gabled porches are modest attempts to give the residence a Colonial Revival character. The low ceiling/building height, however, ~~is~~ without the home being raised ^{a few feet} up on a pedestal or base, is more typical of modern construction.

The _____ home sits on 0.28 acre lot, 1,014 s.f., three BR and 2.5 bath.

(Is back part the 1890 part? Is front part built around an earlier house? Ask owners)
tax card; address, phone # _____ ?



In 1972 the Daughters of Utah Pioneers placed a marker commemorating the brief life of Emmaville. It is located at 8795 S. Wasatch Boulevard.

RAGTOWN

In 1871-72, after a series of disasters caused its decline, Emmaville moved about 1-1/2 miles further up the canyon nearer the railroad terminus. The name came from the fact that the teamsters there lived in large railroad tents that resembled giant rags. They used the place as a half-way station where they could rest and feed their teams. Starting in about 1870-71, Ragtown grew to include buildings and businesses, among them blacksmith shops and Chinese laundries. The town's location in today's terms, "extended from the former Murray power plant, along the creek, to where the Glacio Park now exists, just west of the flashing "ski condition" sign at the fork of the roads entering the canyon."

After the railroad was extended up to the granite quarry in 1873, the town moved again, this time up Little Cottonwood Canyon close to where the Wasatch Resort would be built.

FIGURES IN EMMAVILLE

* BRINTON, David Branson

David B. Brinton owned one of the most interesting pieces of land in the Emmaville area. It was a narrow, 160-acre parcel consisting of the western portion of Section 1, located on both sides of Armstrong/Little Willow Creek and also on both sides of what became Wasatch Blvd. Today it is built up as the Golden Hills Subdivision of suburban houses. The owner of several other pieces of land, some as far away as Sanpete County and Kamas, Brinton's purpose for owning this parcel is unclear. He had run his father's general store and also worked in construction. Perhaps he planned to build a store or a mill there as part of the Emmaville development? Or did he plan to do some mining, as the site is between the Gold City mines to the north and Jefferson City mines to the south? Or possibly it was intended as a homestead for one of his two wives or their children. He may have purchased it speculatively for investment in a future project which never developed, as he was known to do. We may never know, but he did enough improving of his property to receive a land patent for it prior to 1890. He had already bought, cleared and farmed and raised livestock on 6,000 acres of lands in various other locations.

David Branson Brinton was born in 1850 on Savannah, Missouri to well-known pioneers David and Harriet Wollerton Dilworth Brinton. He was less than seven months old when his parents arrived in Salt Lake City on September of 1850. He grew up in Holladay where he served as bishop of the Big Cottonwood Ward from 1877 until 1900. He was only 27 when ordained as a bishop, making him the youngest bishop in the LDS Church at the time. As a young man, he served in the Echo Canyon Campaign, worked on the railroad and as a postmaster. Later he became a contractor, building schools, dams and other structures. In 1874 he married Susan Erepta Huffaker and they had 13 children between 1875 and 1899. After she died in 1916, he at age 66 married young Mary Jane McFarlane, who lived until 1965. Brinton himself died in 1929.

(Conquerors of the West, 360-361; LDS Biographical Encyclopedia, 443; "David Branson Brinton," "Genealogy of Dilworth families in America," Virginia Wagstaff Bushman, 1970, 295-297.)

LAWRENCE, John W.

John Lawrence was a realtor and land-owner who sold town lots in newly-surveyed Emmaville, Sandy and nearby locations in southeastern Salt Lake County. To find buyers, he advertised in local newspapers such as the Daily Tribune & Daily Gazette. A local resident himself with a real estate office in Emmaville, he also served as Emmaville's postmaster in 1871, just before its post office was moved to Granite. In addition to selling land in behalf of others, Lawrence also purchased and then re-sold his own property. In 1872 he received a patent for land in Section 2, the Emmaville area.

("Granite for the Temple," UtahRails.net, Don Strack, 2014.)

REDDING, John

In 1872 John Redding received a land grant for the northeast corner of Section 2, the location of the short-lived town of Emmaville. 1872 was the year the town gained and then quickly lost its post office, signalling its imminent decline. An 1875 newspaper article notes that Redding had a mine in the area:

"A Fine Speciman. Mr. John Redding showed us a specimen of galena and chloride ore, yesterday, taken from the Granite Lode, located opposite Granite City. The shaft on the mine is sunk twenty-five feet and shows a vein of six feet in thickness, containing Galena and chloride mixed with ochre. Should this mine hold out according to its present indications, Mr. Redding is very fortunate in his property, being easy of access and within half a mile of the Wasatch and Jordan Valley Railroad."

(Salt Lake Tribune, February 17, 1875.)

Galena ore is associated with the minerals silver and lead, so this was a promising find. The extent to which Redding was successful in developing his mine is unknown, however, as he seems to have been a violent man who was frequently in trouble with the law. In November of 1871, Redding was charged with "assault with intent to kill." He must not have served much time in jail for July of 1873 he was a free man who was indicted, along with "J. Livingstone and three other men, "for connection with the Killing of Edwards at Sandy station." Less than three years later, in April of 1876, he was again arrested, this time on the charge of "shooting and wounding young Taylor of the 19th ward." On that occasion he paid for Taylor's doctor bills. Then in October of 1877 he was indicted "for assault with intent to murder" and found guilty of "assault and battery." Redding seemed to have had a knack for evading long stints in jail but not for staying out of trouble. As late as 1889, John Redding was yet again fined for assault—twice

* *Landro & Wilkerson rec'd. patents from the Morrill Land Act of 1870 by paying cash for their properties. They didn't need to wait 5 years to apply for a patent.*

Wallis, they returned to Butler before moving to Torrence, California. He died in Arizona in 1931. Frank moved from Butler to Los Angeles, California some time before 1930.

(Cottonwood Heights, "History Questions, Gayle Conger, unpublished; "William Christopher Ritter," Cottonwood Heights Historic Committee biographical files.)

WILKERSON, Thomas and Elizabeth Followell

Some believe the first permanent settlers of Butlerville were the Wilkersons, who had built a house there by 1869, the year in which he applied for a ~~patent~~ *homestead grant*. But the 1870 census shows that many families were living there at that time and he did not receive his land grant patent until 1874, two years later than the Butlers and McGhies received theirs. It is just as likely that these two families, or even the Ritters, Maxfields and Coverts were in Butler as early or perhaps earlier than Wilkerson, since they appear on the 1870 census, while the Wilkersons do not.

Thomas Wilkerson was born in 1797 in Richmond or Clay, Kentucky, the son of David and Elizabeth Wilkerson. In 1827 he married Eliza Followell (1808-1883) and they had eleven children. In 1852 the family, then numbering the parents and six children, arrived in Utah. Exactly when they moved to Butlerville is not clear, but after a few years they moved to Kanab where Thomas died in 1882, followed by Eliza in 1883.

("Thomas Wilkerson," Mormon Pioneer Overland Trail.com, Geni.com.)

BUTLER IN 1880

The 1880 census for Butler shows a picture quite different from that portrayed in 1870. Almost gone are the miners and sawmillers, who either moved or were picked up in a census in another location. Instead 20 of the 30 workers were farmers. Only four still worked in sawmills and there were one each of the following occupations: lumberman, brewer, miner, dressmaker, basketmaker and laborer. The fact that only 30 workers are recorded in Butler is more an indication of the changes in census boundaries than a reduction in population. What is also notable is how few of those shown on the 1870 census are still in the area in 1880. Of the families and individuals there in 1870, only the Butler, McGhie, Covert, Foulke and Ritter families still have a presence there in 1880.

The 1880 federal census of Butlerville is a good source for identifying the earliest residents of the town. Among those listed as living there then are the couples and families summarized below.

BUTLER RESIDENTS IN THE 1880S

* CORNWALL, William and Mary

William Cornwall was born in 1830 in Ireland and came to Utah in 1861 with his father Alexander (1806-1880) and siblings, settling in Mill Creek. He and his wife Mary, whom he married in 1850, were living there in 1870 with their five children. Alexander died in 1880 and by that year, William and Mary were residents of Butlerville, living there with their children

worked up the canyon at a sawmill, in a nearby smelter or as a farm laborer. His wife, Engra was 41 in 1880. In 1890 they owned 80 acres in Butler's Section 27.

(Cottonwood Heights "History Questions.")

HARMON, Lorenzo and Rosanna

Born in Pennsylvania in about 1848, Lorenzo Harmon was a farmer living in Butler in 1880. His wife, Rosanna, was from Michigan and born about 1846. They do not appear as property owners on an 1890 sectional map of Butler, however. Lorenzo was apparently the son of Lorenzo F. Harmon (1828-1906), a private in the Mormon Battalion which arrived in Salt Lake City in July of 1847. Lorenzo, Sr. then left Utah and returned in 1858.

(Ancestry.com; censuses.)

HAWKER, Robert and Rose Anna

Englishman Robert Harker and his wife Rose Anna also lived and farmed in Butler in 1880. He was 57 years old at the time and she 44. Although the dates don't quite match, they may be Robert Jabez Hawker (1829-1883) and his wife Rose Anna Mason Hawker (1835-1916), who came to Utah in 1868 with children James, Annie Eliza and Sarah Jane. Robert's death in 1883 may explain why he does not appear on Butler's sectional map of 1890.

(Mormon Pioneer Overland Trail website.)

HOLTON, Charles and Clara

Little is known of the Holton couple other than that they lived and farmed in Butlerville in 1880 and had a one-year-old son, Arthur. They were 27 and 23 at the time and so were likely born in about 1853 and '57. They were from England. Charles may have been the son of Mormon converts Richard H. and Mary Ann Holton, born in 1802 and 1814. They arrived in Utah 1862. The Holtons apparently moved away from Butler by 1900.

(Ancestry.com; censuses.)

JONES, Silas Samuel and Marie Sorensen Jensen

The Jones were among the first settlers of Butlerville. Silas (1842-1907), a Civil War veteran, and Marie/Mary (1860-1943) were married in 1877 and they moved to a farm on the east side of Alva Butler's farm on the Butler Bench Road. Here they had fourteen children. After thirty years of marriage, their relationship ended in a strange and tragic manner. In 1907 Mary filed for divorce because of her husband's many years of jealousy and constant complaints that she was unfaithful with hired help on their farm, making her life "miserable and unbearable."

Distraught, Silas Jones responded by committing suicide a few days later by drinking carbolic acid on his 65th birthday.

Mary was left with nine children at home. In 1909 she married Lindsey Elmer Moody, a cook at the Howell Mining Company. He died in 1924 of diabetes. Mary passed away in 1943 at the Bingham Canyon Hospital after fracturing her hip. She had lived in the same home for the past 65 years.

(Cottonwood Heights "History Question of the Month;" Salt Lake Telegram, Sept. 23, 1907; Salt Lake Tribune, Oct. 4, 1907.)



LOWE, George and Sarah Bateman

The Lowes were among the many English immigrants who located in early Cottonwood Heights. George was born in 1843 in Offley, Hertfordshire, England while his wife, Sarah Bateman, was born in 1833 in nearby Bovington. The Lowes arrived in the United States in 1874 after converting to Mormonism in about 1865 and settled in Butlerville in 1878. Here George farmed his land, located on the south side of the Butlerville Bench Road between the Rasmussen and Handley homesteads. Ten years George's senior, Sarah died in 1914, followed by George in 1921.

(Ancestry.com; censuses.)

SEVERSON/SEYERSON, Andrew and Harriet Uriah Wilkins

The Seversons came to Utah from Norway and lived in Butler in 1880 with their child, Job H. By 1900 they had moved to Big Cottonwood/Holladay. They must have like the southern part of Salt Lake County for in 1900 they lived in West Jordan and from 1920-1940 they resided in Midvale, part of which had been the western half of Union.

Andrew Severson was born in 1853, likely the son of Mormon converts Halvor (1823-1902) and Mathen Evensen Severson (1830-1895), who came to Utah in 1866 with their seven children. In 1878 he married Harriet Uriah Wilkins and they eventually had seven children. Andrew died in Salt Lake City in 1947.

(Ancestry.com; censuses.)

THOMPSON, George Uriah/Uri and Josephine Andrus

The Thompsons were stalwarts in the Butler Ward in the 1880s, he serving as a counselor in the Sunday School and she as the secretary of both the Sunday School and the Relief Society. George was born in Norfolk, England in 1848 to Jesse/Joseph and Ann Maria George/Bailey Thompson. He arrived in Utah in 1864 and in 1878 married Josephine Andrus, born in Utah in 1861. By 1880 they were living and farming in Butlerville. By 1900 they had relocated to Fairview, Idaho. George died in Ucon or Idaho Falls in 1920. Josephine passed on it 1951 at age 90.

1863-67. On this structure, he designed the ingenious curved, column-free, lattice-truss roof, made world-famous in part because of its recognition by the Historic American Buildings Survey (HABS) as an engineering heritage site.

Grow's expertise extended to a variety of mills as well. He engineered a cotton mill, woolen mill, and five sawmills in Big Cottonwood Canyon for Brigham Young, plus the earlier Deseret Paper Mill of 1861-1863. This specific experience made Grow a perfect fit for the paper mill, his last significant building project. It was completed in 1884 when he was 67. He died seven years later in 1891.

(Brigham's Architects: Utah's Pioneer Architect-builders and Their Works, 1847-1877, Allen D. Roberts, FAIA, unpublished manuscript, 2017.)

9.17 * HADFIELD/HATFIELD, Roberts and Mary

English-born Robert Hadfield gained expertise in running paper-milling machinery while in his homeland. A Mormon convert, Hadfield first helped build the Deseret Paper Mill's masonry structure, perhaps as a consultant to Henry Grow on its most favorable interior arrangement. He then served as its equipment mechanic. He was deemed "an expert at running a paper machine." Hadfield worked in the mill from its initial construction until its demise in 1893. As an employee of the LDS-owned Deseret News, ten percent of his wages were withheld for tithing, a practice which likely applied to the entire staff, including his employee daughter, Frances.

("The Old Mill Valley," Harry P. Bluhm, 18; Ancestry.com; L.D.S. Family Group Records.)

HARROP/HARRUP, James and Sarah Jane Sharples

Englishman James Harrup was born in Manchester in 1847. He was the son of John and Mary Ann Jones Harrup. At age 23 he took a ship to the United States and made his way to Salt Lake City, arriving in 1871. Here three years later he married Sarah Jane Sharples of Pendlebury, Lancastershire, England. Initially they lived in the Sugar House area where their first three children were born. In about 1883 or '84, the family moved to Butlerville. The children were James John (1876-1904), Mary Ann (1879-1868), who married Hyrum Covert, and William Owen (1883-1967).

Sarah Harrop died in 1904. James outlived her by 24 years, passing in 1928. He was employed in the Sugar House Paper Mill and then the Deseret/Cottonwood/Granite Paper Mill, causing him to move to Butlerville close to the mill upon its completion. He worked in the mill until its destruction in 1893. James survived two accidents, one in each mill. James Harrop died in Butler in 1928.

9.26 B (V)uhm, ibid, 22; FamilySearch.org; census and death records.)

CORNWALL, Mary Jane and parents William and Mary Jane Hutchinson Cornwall

Born in about 1858, Mary Jane was the daughter of William Humphreys and Mary Jane Hutchinson Cornwall of Gilford Down near Belfast, Ireland. Mormon converts, they arrived in Utah in 1870 along with the extended family of Alexander and Eliza Cornwall. A farmer, Alexander settled in Millcreek where he lived out his life. William and Mary, however, had located to Butlerville by 1880. Here Mary worked as a rag sorter in the Deseret Paper Mill, boarding in Butlerville according to the 1890 census. She had married James Baugh Humphreys in 1872. After Mary Jane, Sr. died in 1893, William married Elizabeth Labrum in 1895. After she passed on in 1908, he lived with his daughter's family, the Humphreys, until his death in 1915. His daughter, Mary Jane Cornwall Humphreys, had passed away much earlier, in 1896.

("Cornwall Family," Cottonwood Heights Historic Committee biographical files; censuses.)

LAMBERT, Charles John and Lilly H. A. Druce, Mary L. Hovey

Charles Lambert was born in Nauvoo, Illinois in 1845 to Mormon convert parents, Charles D. and Mary Alice Cannon Lambert. The family came to Utah in Salt Lake City in 1849 and Charles, Jr. learned the trade of stone cutting and masonry from his father. In 1867 Lambert married Englishwoman Lilly Harriet Almira Druce, born in 1848 to John and Julia A. Jinks Druce. The same year he was called on a mission to the Muddy in Arizona, but on his way he was stopped by LDS Apostle Erastus Snow, who called him go to St. George instead, to be a mason on the tabernacle there. In 1868-69 Lambert worked as a foreman on the incoming transcontinental railroad. By 1870 he began working in the paper mill in Sugar House where he was eventually promoted to foreman. All of this background proved valuable when the new Deseret Paper Mill project was announced in 1880. One account says that the new mill was built "under his direction." His dual skills as a mason and mill manager were both employed as he first helped to construct its stone walls and then served as mill manager.

Charles Lambert was among the group that traveled east and toured other paper mills, gathering knowledge to create an efficient and modern paper mill. The 1880 census has him employed as a paper mill superintendent in Salt Lake City, working at the old Sugarhouse Mill as the new one had not yet been built. In 1888 Charles Lambert left his work at the mill and moved to Granger where he farmed a 40-acre parcel west of the Jordan River. A polygamist, in 1878 Lambert married Mary L. Hovey, daughter of James G. and Susannah Goodridge Hovey. During his life, Charles Lambert suffered some life-threatening accidents, including a near-drowning and being kicked in the head by a horse, fracturing his skull at the paper mill. Yet he survived these, dying in 1924 at 79 in Granger. Charles' son George Lambert, also worked at the mill in its latter years, serving as its manager.

(LDS Biographical Encyclopedia, Andrew Jenson, II: 453-455.)

LARSEN, James C. and Ellen Marguerite Wells

James was born in 1868 in Manti, Utah to Paul C. and Marie Jensen Larsen. His parents were among the many Mormon converts from Denmark to colonize Sanpete County, In 1894 James

Denmark to Jens Larsen and Inger Sophie Matheson. Before moving to Danish Town, the Taubman couple lived in Sugarhouse.

While working for the railroad, Ernst was involved in an accident which crushed one of his legs, leaving him crippled. Despite this handicap, he was proficient at raising fruits and vegetables which he loaded on a pack horse and sold in Emmaville and Alta. He was also one of the first clerks in the Granite Ward. He and his wife were the parents of ten children, five of whom died as infants or young children. Those who survived were Mary Elizabeth, Anna Christina, Josephine Caroline and Charlie/Charley Harold Taubman, born between 1871 and 1885. Ernst died in 1888 and was buried near four of his children in a small family graveyard on a hillside west of his property. The graves are still maintained today by the present owners of the property.

Upon Ernst's death, Annie Taubman lived with her son Charlie, who built her a new house and continued to farm the land. Charlie, who never married, spent his entire life in the Danish Town/Butlerville community. He maintained a "beautiful, large orchard" and became a truck gardener. He was said to grow "the best watermelons in the whole valley." Children valleywide would come to Danish Town to steal his flavorful melons. After Charlie died, Annie went to live with a daughter, selling the land to her grandson, David Ferguson and his wife, Louisa. This was typical of the settlers of Danish Town, most of whom sold their land to family members or other Danes. This kept the loosely-knit town ethnically holistic well into the 20th Century. Annie died in 1939.

(“Ernst and Annie Taubman,” Cottonwood Heights Historic Committee biographical files; L.D.S. Family Group Records; FamilySearch.org.)

RASMUSSEN, Yorgen/Jorgen and William and Trinie Rasmussen

The family of Yorgen Rasmussen was the next one to settle in Danish Town. In 1875 Yorgen settled on 80 acres of land that bordered Andrew Hansen's on the west and north. He became a citizen in 1880 and on the same day, applied for a homestead patent. Rasmussen claimed as improvements to the land a house, stable, orchard and eight cultivated acres on which he grew wheat and other grains. His crops grew through the help of irrigation water drawn from Little Willow Creek. Rasmussen died on August 5, 1881, prior to the issuance of his patent certificate.

In 1884 Yorgen's son William wrote a letter to the General Land Commissioner in Washington, D.C., requesting that Yorgen's patent certificate be issued. He learned that it had been withheld because the signature on the original homestead grant and the one on the patent application didn't agree. William sent another letter explaining that when his father applied for the patent, he was nearly blind and could not see to sign his name. The person filling out the application for him signed his name for him and had Mr. Rasmussen mark an "X" by it, advising him that the "X" was as good as him actually signing. When the documents were reviewed, the "X" was clearly there and a patent certificate was issued to William, Yorgen's only living son.

William and Trinie Rasmussen married in 1885 and lived on Yorgen's land on the east side of what is now Wasatch Boulevard. William was born in Nebraska in 1859 but was of Danish lineage. He was the brother of Julie Dyer, who married a Dyer neighbor in Danish Town. Trinie too was born in Denmark. Their children were William Edward, Julius Frank, Albert, Henry, Ivan and Pearl, born between 1886 and 1898. William and Trinie lived in Danish Town until 1925 when they moved to California, selling their farm to Thomas and Delia Lovell.

("William Edward and Trinie Rasmussen," Cottonwood Heights Historic Committee biographical files; "Addendum 1: History of Danish Town," *ibid*, 1-2; L.D.S. Family Group Records.)

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

William Covert was born in 1808 in Lock, New York, apprenticed in carpentry, married Mary Courtwright in 1828 and converted to Mormonism in 1844. Upon arriving in Utah in the autumn of 1847, they settled in Holladay and built a home there, In 1853 William took a second wife, Ruth Chillson Chase Hutchings, the former wife of William W. Hutchings. Ruth, once a Quaker, was born in Bristol, Vermont to Abner and Amy Scott Chase. By his two wives, William fathered nineteen children between 1829 and 1870.

The Coverts helped to settle the Mormon colony in Las Vegas, Nevada in 1855-56 but returned to the Cottonwood area. Brigham Young's oldest son, Joseph A., hired the 54-year-old William Covert as the caretaker and sawyer for Mill B. For pay, Covert received one-half of all the lumber slabs he produced. He ran the mill for many years and as late as 1871 it was sometimes known as Covert's Mill. When the mining boom occurred soon after, Covert filed a number of claims in the Mill B area. His children went on to file numerous additional mining claims there over the next 30 years.

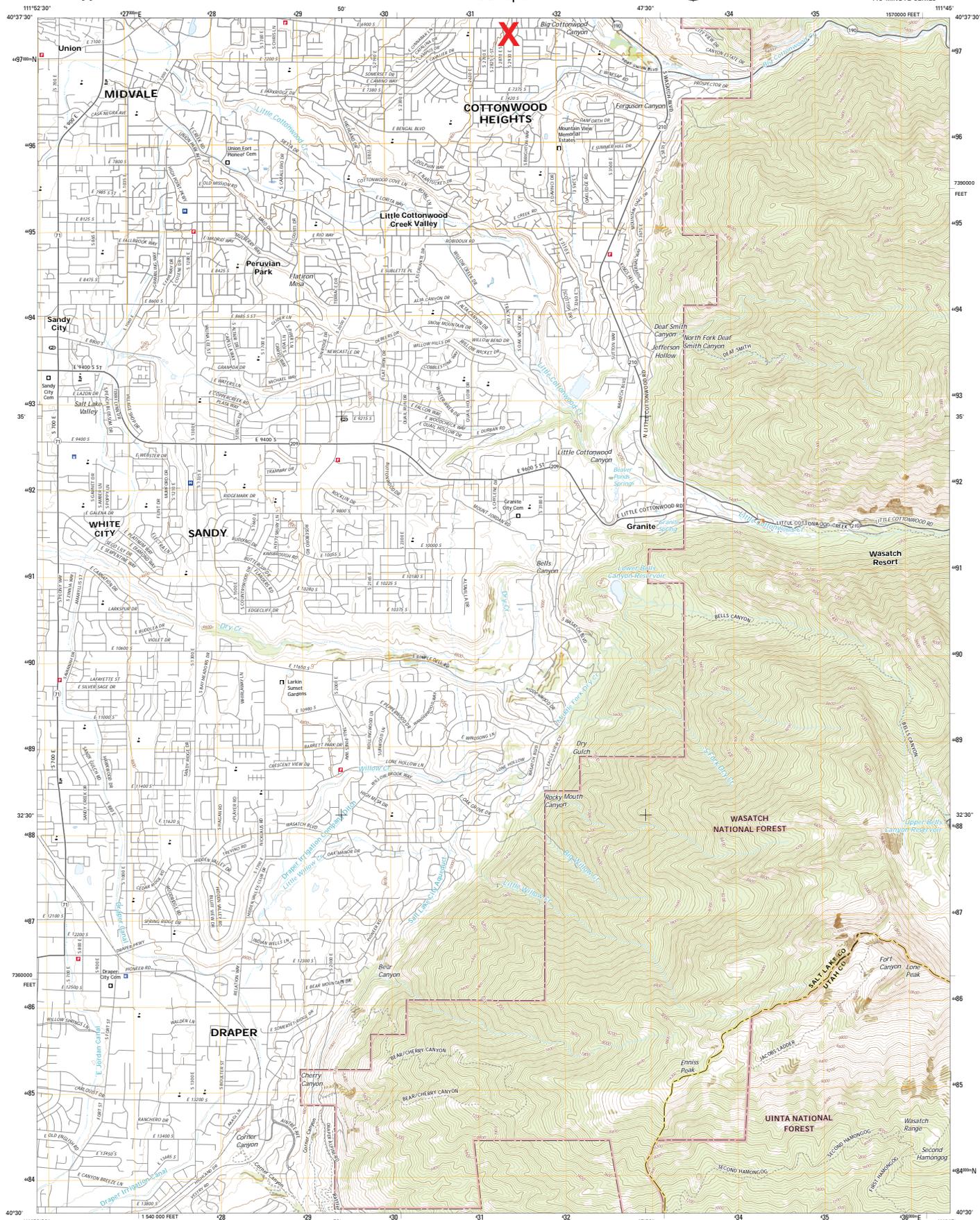
In about 1875-76, William Covert moved from the mouth of Big Cottonwood Canyon with his two wives and children. He built a two-room log cabin on the northeast corner of Danish Town where the Smith's Shopping Center is today. He lived there, surviving his two wives, only to have his house catch on fire in 1889, so severely burning him that he died.

In 1887 William's son, Hyrum, applied for a homestead patent on the family's 80 acres. Here he built a two-room masonry house and raised his pigs, chickens, two horses and a cow. He also planted a large orchard irrigated with water from Little Willow Creek. His wife, Agnes McGhie, died in 1911 and the next year, Hyrum sold the property to Henry Hinnenkamp, buying the old McGhie place on Big Cottonwood Canyon Road. In 1912 he married Mary Ann Harrop.

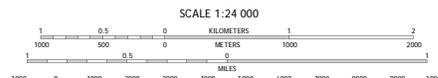
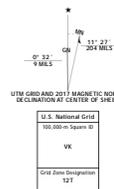
("William Spencer Covert" family history, Clarice Roholt (granddaughter of Abner Covert); "Addendum 1: History of Danish Town," *ibid*, 4; FamilySearch.org; "Lady in the Ore Bucket, Charles L. Keller, University of Utah Press, 2001, 75.)

POULSON, Andrew and Annie

9-17
alphabetical order



Produced by the United States Geological Survey... U.S. National Grid... UTM 80S and 2017 MAGNETIC NORTH DECLINATION AT CENTER OF SHEET



ROAD CLASSIFICATION legend with symbols for Expressway, Secondary highway, Ramp, Interstate Route, US Primary Route, Local Connector, Local Road, 4WD, US Route, FS Passenger Route, FS High Clearance Route, State Route, and FS Route. Includes a grid for adjacent quadrangles and a note to check local travel conditions.

"X" MARKS PROPERTY LOCATION

DRAPER, UT 2017



7882 E. Ft. Union Blvd.

22-26-106-002



31-1166
64

Location ALBANY ST. - 31-1166
 Kind of Bldg. 2 St. No. 2882 7000
 Class 2 Type 1 2 3 4 Cost \$ 1913.00 X 102%

| Stories | Dimensions | Cu. Ft. | Sq. Ft. | Factor | Totals |
|---------|------------|---------|---------|--------|----------|
| | x x | | 1036 | | \$ 1951. |
| | x x | | | | |
| | x x | | | | |

Gar.—Carport x Fr. Walls Cl.

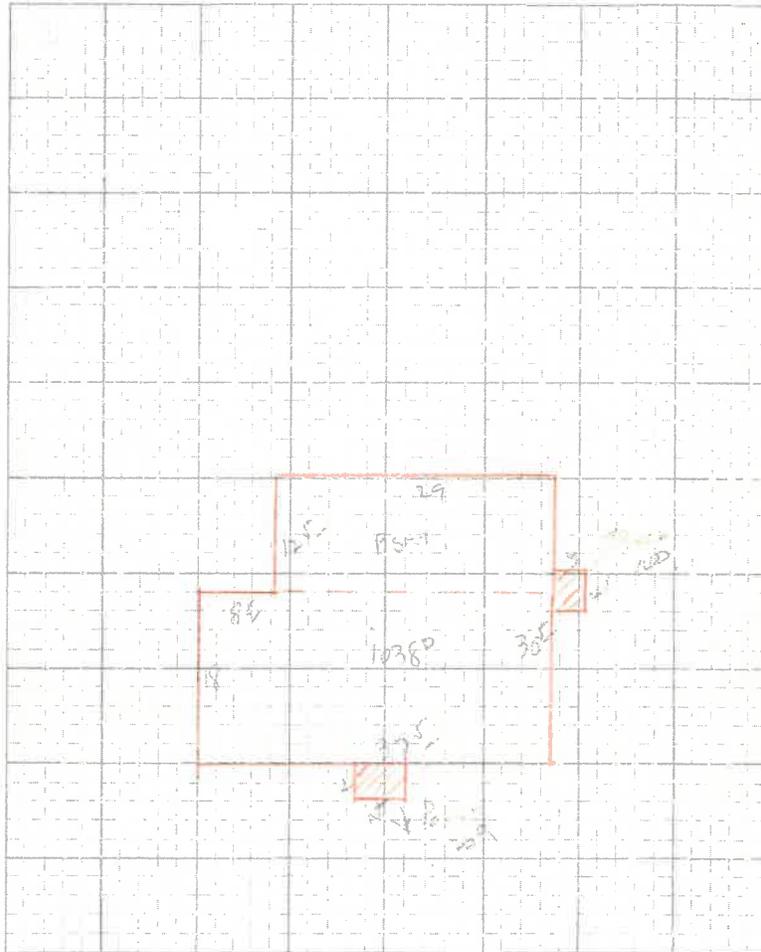
| Description of Buildings | Additions |
|---|---|
| Foundation—Stone <u>1/2</u> Conc. <u>1/2</u> None | |
| Ext. Walls <u>Asa. S.</u> | |
| Insulation—Floors <u> </u> Walls <u> </u> Clgs. <u> </u> | <u>163</u> |
| Roof Type <u>Gable</u> Mtl. <u> </u> | |
| Dormers—Small <u> </u> Med. <u> </u> Large <u> </u> | |
| Bays—Small <u> </u> Med. <u> </u> Large <u> </u> | |
| Porches—Front <u> </u> | <u>20 @ 1 = 20</u> |
| Rear <u> </u> | <u>14 @ 1 = 14</u> |
| Porch <u> </u> | <u>@</u> |
| Metal Awnings <u> </u> Mtl. Rail <u> </u> | |
| Basement Entr. <u> </u> | <u>@</u> |
| Planters <u> </u> | <u>@</u> |
| Cellar-Bsm. <u> </u> <u>1/4</u> <u>1/2</u> <u>3/4</u> Full <u> </u> Floor <u> </u> | <u>250</u> |
| Bsm. Apt. <u> </u> Rooms Fin. <u> </u> Unfin. <u> </u> | |
| Attic Rooms Fin. <u> </u> Unfin. <u> </u> | |
| Plumbing { | Class <u> </u> Tub <u> </u> Trays <u> </u> |
| | Basin <u> </u> Sink <u> </u> Toilet <u> </u> |
| | Wtr. Sfr. <u> </u> Shr. St. <u> </u> O.T. <u> </u> |
| | Dishwasher <u> </u> Garbage Disp. <u> </u> |
| Built-in-Appliances <u> </u> | |
| Heat—Stove <u> </u> H.A. <u> </u> Steam <u> </u> Stkr. <u> </u> Blr. <u> </u> | |
| Oil <u> </u> Gas <u> </u> Coal <u> </u> Pipeless <u> </u> Radiant <u> </u> | <u>251</u> |
| Air Cond. <u> </u> | |
| Finish—Fir <u> </u> Hd. Wd. <u> </u> | |
| Floor—Fir <u> </u> Hd. Wd. <u> </u> Other <u> </u> | <u>30</u> |
| Cabinets <u> </u> Mantels <u> </u> | |
| Tile—Walls <u> </u> Wainscot <u> </u> Floors <u> </u> | |
| Storm Sash—Wood D. <u> </u> S. <u> </u> ; Metal D. <u> </u> S. <u> </u> | <u>25</u> |

RA
11/14/27
0274

| | | | |
|---|--------------------|---------------------------------|------------|
| Total Additions | | (3) 1214 | 1219 |
| Year Built <u>1928</u> | Avg. Age <u>23</u> | Reproduction Value | \$ 3170. |
| Inf. by { Owner - Tenant - | | Obsol. or Rem. <u>71 / 64</u> % | |
| { Neighbor - Record - Est. | | Bldg. Value | 2187 |
| Remodel Year <u>1956</u> | Est. Cost | Depr. Col. <u>1 2 3 4 5 6</u> % | |
| | | Repr. Val. Minus Depr. | \$ |
| Garage—Class <u> </u> Depr. <u>2% 3%</u> | | Carport—Factor | |
| Cars <u> </u> Floor <u> </u> Walls <u> </u> Roof <u> </u> Doors <u> </u> | | | |
| Size— <u>12</u> x <u>20</u> Age <u> </u> Cost <u>737.147</u> % | | | <u>441</u> |
| Other <u> </u> | | | |
| Total Building Value | | | \$ |

Appraised 1953 1953 By

1430
50
1888



| RESIDENTIAL OUT BUILDINGS | Age | Size | Area | Fac- tor | Cost | Depr. Value |
|---------------------------|-----|------|------|-------------|------|----------------|
| | | x | | | | |
| | | x | | | | |
| | | x | | | | |
| | | x | | | | |
| | | x | | | | |
| TOTAL | | | | | | |

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2 baths • 1,014 sqft • 0.28 acres lot size • Single-Family Home

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Home Details

Overview

| | |
|--------------------|---------------------|
| Single-Family Home | 0.28 acres lot size |
| 2 Baths | 1,014 sqft |
| Built in 1890 | |

Description

This Single-Family Home is located at 2882 E Fort Union Blvd, Cottonwood Heights, UT. 2882 E Fort Union Blvd is in Cottonwood Heights, UT and in ZIP Code 84121. 2882 E Fort Union Blvd has 2 baths, approximately 1,014 square feet and was built in 1890.

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| | | |
|--------------|--------------|------------|
| Year | N/A | |
| Tax | N/A | |
| Assessments | Land | N/A |
| | Improvements | N/A |
| | Total | N/A |
| Market Value | N/A | |

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| 9834 S Tiger Eye Dr, Sandy UT | 4.23 | Single-Family Home | - | - | 6 | 2.5 | 1,300 |
| 7252 S 2870 E, Cottonwood Heights... | 0.3 | Single-Family Home | - | - | 6 | 3.5 | 2,677 |

| | | | | | | | |
|---|------|---------------------|---|---|---|---|-------|
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|---|------|---------------------|---|---|---|---|-------|

| Address | Distance | Property Type | Sold Price | Sold Date | Bed | Bath | Sqft |
|---------------------------------------|----------|--------------------|------------|-----------|-----|------|-------|
| 2197 S 500 E, Salt Lake City UT | 7.69 | Single-Family Home | - | - | 3 | 1 | 966 |
| 6504 S 2300 E, Cottonwood Heights... | 1 | Single-Family Home | - | - | 2 | 1 | 1,500 |
| 2511 E 2900 S, Salt Lake City UT | 5.87 | Single-Family Home | - | - | 4 | 1.5 | 875 |
| 2762 E Westerling Way, Cottonwood... | 0.65 | Single-Family Home | - | - | 3 | 1.5 | 1,050 |
| 11314 S Blue Roan Ln, Sandy UT | 5.67 | Single-Family Home | - | - | 2 | 2.5 | 1,357 |
| 1946 S Imperial St, Salt Lake City UT | 7.41 | Single-Family Home | - | - | 2 | 1 | 961 |

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\$298,380

Redfin Estimate

1,014 Sq. Ft.

\$294 / Sq. Ft.

Built: 1890 Lot Size: 0.28 Acres
Status: Sold Source: Public Records



Last Sold Price

3

Beds

2.5

Baths



Is This Your Home?



I'm the Owner

Track this home's estimate in our Home Report email.



Rin Barrett

Redfin Real Estate Agent

Local agent paid to put *you* first.

Talk to Rin About Selling

< 1 of 3 Redfin Agents in this area >

(801) 797-3162

Questions? Call Rin's Team

Redfin Estimate for 2882 E Fort Union Blvd

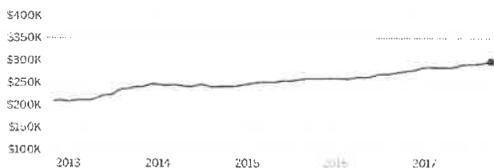
Edit Home Facts to improve accuracy.

\$298,380

Track This Estimate

October 2017

1 year 5 years



Estimate based on these recent sales.

A SOLD 9/15/17

B SOLD 8/18/17

Local rules require you to be signed in to see more photos.
 Sign in for price **3 1.5 1,600**
 7145 S 2930 E 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 **3 1 1,556**
 6955 S Virginia Hills... 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 | Outstanding Mortgage |
| \$298,380 | \$239,000 |

| | Selling with Traditional Agent | Selling with Redfin Agent |
|--------------------------|--------------------------------|---------------------------|
| Your Total Sale Proceeds | \$37,184 | +\$4,451 \$41,636 |
| Seller Agent Commission | 3% (\$8,951) | \$4,500 |

Compare Agent Services ∨

Show Taxes and Fees ∨

Get \$4,451 More Selling Your Home with a Redfin Agent

First Name Last Name

Email Phone

Request Consultation

By signing up you agree to the [Terms of Service](#) and [Privacy Policy](#).



Local rules require you to be signed in to view this home's listing description. Sign In or Join for free with no obligation.

County

Salt Lake

Source
Public Records

Redfin last checked: over 7 days ago

Redfin has the best data. Why?

Map Nearby Homes For Sale

Expand Map

Street View

Directions

Public Facts for 2882 East Fort Union Blvd

Taxable Value

| | |
|-----------|-----------|
| Land | \$84,600 |
| Additions | \$153,600 |
| Total | \$238,200 |

Taxes (2016)
\$1,987

Home Facts

Edit Facts

| | | | |
|--------------------|-------|----------------|---------------------------|
| Beds | 3 | Lot Size | 0.28 Acres |
| Baths | 2.5 | Style | Single Family Residential |
| Finished Sq. Ft. | 1,014 | Year Built | 1890 |
| Unfinished Sq. Ft. | 30 | Year Renovated | 1996 |
| Total Sq. Ft. | 1,044 | County | Salt Lake County |
| Floors | 1 | APN | 22261060020000 |

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

Property Details for 2882 East Fort Union Blvd

No Property Details Available

Sorry, but Redfin currently has no details for this property.

Property History for 2882 East Fort Union Blvd

| Date | Event & Source | Price |
|--------------|----------------|-------|
| Jan 15, 1998 | Listed | ** |
| Apr 14, 1997 | Listed | ** |

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

** Price available after signing in.

Activity for 2882 E Fort Union Blvd

2
Views

0
Favorites

0
X-Outs

0
Redfin Tours

Energy Report for 2882 E Fort Union Blvd

51

Energy Score

How your energy score compares

TH: T

SF: S

UT: U

Claim this home to unlock comparisons

I'm the Owner

This home spends an estimated **\$159/month** on energy

Energy data and content provided by Tendril, Inc. [Learn More](#)

Schools

- Serving This Home
- Elementary
- Middle
- High

| School Name & GreatSchools Rating | Distance |
|-----------------------------------|----------|
| Butler School | 0.3 mi |
| Butler Middle School | 0.7 mi |
| Brighton High School | 11 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 2882 E Fort Union Blvd

Utah · Cottonwood Heights · 84121

Transportation in 84121



Walk Score®

39

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

84121 Real Estate Sales (Last 30 days)

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

Median Real Estate Values

| Location | List Price | \$ / Sq. Ft. | Sale / List |
|--------------------|------------|--------------|-------------|
| 84121 | \$500,000 | \$169 | 98.6% |
| Cottonwood Heights | \$499,900 | \$157 | 99.1% |
| Salt Lake County | \$345,000 | \$139 | 99.6% |

\$/Sq. Ft. Houses in 84121



Similar Homes to 2882 E Fort Union Blvd

Nearby Homes for Sale

| | | | | |
|---|---|--|---|--|
| NEW 25 HOURS AGO | 0.1 mi. | 1.0 mi. | ACCEPTING BACKUP OFFERS | 0.8 mi. |
| \$359,000 7080 S 2870 E Cottonwood Heights, UT 84121 | 3 Beds 3 Baths 2,224 Sq. Ft. | \$459,900 3513 E Brighton Point... Cottonwood Heights, UT 84121 | 6 Beds 3 Baths 3,345 Sq. Ft. | \$310,000 7655 S Steffensen Dr E Cottonwood Heights, UT 84121 |
| | 0.6 mi. | 1.1 mi. | | 1.3 mi. |
| \$644,900 2646 E Coquina Ct Cottonwood Heights, UT 84121 | 6 Beds 4 Baths 3,838 Sq. Ft. | \$725,000 7392 S Canyon Centre... Cottonwood Heights, UT 84121 | 3 Beds 5 Baths 2,559 Sq. Ft. | \$695,000 2639 E Chalet Cir Cottonwood Heights, UT 84093 |

Homes similar to 2882 E Fort Union Blvd are listed between \$310K to \$1,100K at an average of \$160 per square foot.

Nearby Sold Homes

| | | | | | |
|--|---|---|---|--|--|
| SOLD 5/03/17 | 0.7 mi. | SOLD 10/10/17 | 0.6 mi. | SOLD 10/06/17 | 0.4 mi. |
| \$1,244 2396 E Cavalier Dr Cottonwood Heights, UT 84121 | 3 Beds 2.5 Baths 1,244 Sq. Ft. Source: Public Records | 1,053 2833 E Westerling Wa... Cottonwood Heights, UT 84121 | 4 Beds 1.5 Baths 1,053 Sq. Ft. Source: Public Records | 1,332 7146 S Watermill Way Cottonwood Heights, UT 84121 | 4 Beds 1.75 Baths 1,332 Sq. Ft. Source: Public Records |

| | | | | | |
|---|------------------------|---|------------------------|---|------------------------|
| SOLD 10/19/17 | 1.2 mi. | SOLD 7/28/17 | 0.3 mi. | SOLD 9/15/17 | 0.2 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. | |
| Sign in for price | 3 1.5 1,196 | Sign in for price | 3 2 1,526 | Sign in for price | 3 1.5 1,600 |
| 2311 E 7800 S | Beds Baths Sq. Ft. | 7252 S 2980 E | Beds Baths Sq. Ft. | 7145 S 2930 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 |

Nearby homes similar to 2882 E Fort Union Blvd have recently sold between \$276K to \$371K at an average of \$205 per square foot.

Nearby Properties

7052 S 2930 East, Cottonwood Heights, UT
3 Beds | 2.5 Baths | 2351 Sq. Ft.

7030 S 2870 East, Cottonwood Heights, UT
5 Beds | 2.25 Baths | 1185 Sq. Ft.

6979 Courchevel Place, Cottonwood Height...
2 Beds | 2.75 Baths | 3306 Sq. Ft.

2870 Fort Union Boulevard, Cottonwood Hei...
- Beds | - Baths | - Sq. Ft.

7051 S 2870 East, Cottonwood Heights, UT
3 Beds | 1.75 Baths | 1344 Sq. Ft.

Show More ▾

More Real Estate Resources

Neighborhoods

- Cottonwood Homes For Sale
- Finlandia Homes For Sale
- Willow Stream Estates Homes For Sale
- Creek Road Terrace Homes For Sale
- Cotton View Cove Homes For Sale
- Foxwood Homes For Sale
- Show More ▾

Nearby Cities

- Park City Real Estate
- Sandy Real Estate
- Lehi Real Estate
- Murray Real Estate
- Draper Real Estate
- Bountiful Real Estate
- Show More ▾

Zip Codes

- 84093 Homes For Sale

Popular Searches

- Cottonwood Heights Land
- Cottonwood Heights Luxury Homes
- Cottonwood Heights Homes with Parking
- Cottonwood Heights Recently Sold Homes
- Cottonwood Heights Homes with Pools
- Cottonwood Heights Homes with Garages
- Show More ▾

2882 E Fort Union Blvd is a house in Cottonwood Heights, UT 84121. This 1,014 square foot house sits on a 0.28 acre lot and features 3 bedrooms and 2.5 bathrooms. This property was built in 1890. Based on Redfin's Cottonwood Heights data, we estimate the home's value is \$298,380. Comparable nearby homes include 7145 S 2930 E, 6955 S Virginia Hills Dr E, and 7252 S 2980 E.

Nearby schools include Butler School, Butler School and Montessori Of Cottonwood. The closest grocery stores are Ream's Food Stores, Smith's and Dan's Fresh Market. Nearby coffee shops include Carl's Cafe, Beans & Brews and 7-Eleven. Nearby restaurants include The Hog Wallow Pub, Carmine's and La Casa Del Mole. 2882 E Fort Union Blvd is near Mill Hollow Park, Bywater Park and Old Mill Park. This address can also be written as 2882 Fort Union Boulevard, Cottonwood Heights, Utah 84121.

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