

NOMINATION FOR LANDMARK DESIGNATION

Draft

CHARLES W. BORG HOUSE

203 Forty-fifth Street
Rock Island, Illinois

Legal Description: Lots Forty-one (41) and Forty-two (42) and also Lot Sixty-one (61) except for the South Twenty-five (25) feet thereof in Park View Addition in the City of Rock Island, situated in Rock Island County, Illinois.

NOMINATION CRITERIA

Associated with an important person or event in national, state or local history.

Representative of the distinguishing characteristics of an architectural and/or landscape type inherently valuable for the study of a period, style, craftsmanship, method of a construction or use of indigenous materials and which retains a high degree of integrity.

HISTORY OF LAND

9 November 1835

United States of America to Charles Eames. Entry of land described as the Northeast Quarter of the Northwest Quarter of Section Six (6), Township Seventeen (17) North, Range One (1) West containing Eighty (80) acres.

CHARLES EAMES

On 19 May 1832, Charles Eames and his brother enlisted in Captain Enoch Duncan's Company of Mounted Riflemen which was commanded by Colonel H. Dodge. He was mustered out of the service 14 September by Lieutenant J R. Gardiner, U. S. Army, by order of Brigadier General Gardiner, U. S. Army, by order of Brigadier General H. Atkinson.

Charles Eames was the brother-in-law of William Brooks. Mr. Brooks learned that John H. Sullivan was interested in the same parcel of land that he was. William and Charles plotted that Charles would ride a good horse overnight to the land office in Galena and William would take the money and the boat. The land office was up a steep hill from the boat landing and Mr. Sullivan being much younger, could have easily overtaken Mr. Brooks. Of course, the winner of the overnight race was Charles Eames.

As deputy surveyor, Mr. Eames platted that part of the City of Rock Island known as and called the Chicago or Lower Addition 20 October 1836. He served as Rock Island County sheriff for the years 1837 - 1839. The first store in Le Claire was kept by Charles Eames of Port Byron in 1840.

4 August 1838

United States of America to Charles Eames of Jo Daviess County, Patent, Northeast Quarter of the Northwest Quarter of Section Six (6), in Township Seventeen (17) North, of Range One (1) West, in the District of Lands subject to sale at Galena, Illinois containing forty (40) acres, according to the official plat of the survey of said lands, returned to the General Land Office by the Surveyor General, which said tract has been purchased by the said Charles Eames.

26 May 1838

Charles and Letitia Eames gave a Warranty Deed to William Brooks for consideration of \$3,000.00 for the following described pieces or parcels of land, situated, lying and being in the County of Rock Island and the State of Illinois and known and designated as being (certain Premises described). Also the Northeast Quarter of Section Six (6) in Township Seventeen (17) North of the base line of Range One (1) West of the Fourth (4th) Principal Meridian, containing Forty (40) acres, more or less.

A notice by the Warsaw & Rockford Railroad Company was published in the Rock Islander, a weekly, 2 May 1855 concerning the compensation and assessment of damages on lands to be condemned by the company from its junction with the Chicago & Rock Island Railroad tract to Port Byron and also for depot grounds, near to and in Port Byron. Among those listed in the notice are "Letitia Eames, widow of Charles Eames, Henry H. Eames, Elizabeth Eames and Rufus Eames, minor heirs of said Charles Eames.

WILLIAM BROOKS

Mr. Brooks was born in Boston, Massachusetts 3 December 1783. His wife, Harriet Eames Brooks was a native of New Hampshire where they were married. Their children, William E., George and Jannette were born there. In 1835 from Northumberland, the family came west and arrived in Rock Island 15 November. That first winter the family lived at the Farnham House (John Barrel's Inn) which was on the river bank behind where the MidAmerican Energy Annex is located. Rock Island had fewer than a dozen houses which were mostly log cabins at that time. The land was almost an unbroken forest where Rock Island and Moline now stand. The Brooks family were amongst the very early settlers. William Brooks died 22 April 1864, age 81. His reputation was one of being very successful in his agricultural endeavors. Mrs. Brooks died a year later at the age of 69.

27 June 1864

Proof of death and will were filed by William E. Brooks for William Brooks who departed this life 22 April 1864. Will filed and Order entered admitting will to Probate.

The tract of land which is known as the Northeast Quarter of the Northwest Quarter of Section Six (6), in Township Seventeen (17) North, Range One (1) West of the Fourth (4th) Principal Meridian containing Forty (40) acres was left to his sons, William E. and George. The east half was given to William E. and the west half to George.

30 January 1869

The estate of William Brooks was closed.

16 November 869

An ordinance and plat of territory for the Northwest Quarter of Section Six (6) in Township Seventeen (17) North, Range One (1) West of the Fourth (4th) Principal Meridian and the West fractional half (South of slough) of Section Thirty-one (31) in Township Eighteen (18) North, Range One (1) West of the Fourth (4th) Principal Meridian was annexed to the City of Rock Island and constituted a part of the Fourth Ward of the said City of Rock Island.

18 January 1886

Proof of death and will were filed by Eliza M. Brooks for William E Brooks who departed this life 29 December 1885. Letters of administration were given to his son, William Brooks.

5 February 1886

The inventory was filed and approved and set out the following among other real estate: The East half Northeast Quarter of the Northwest Quarter of Section Six (6), Township Seventeen (17) North, Range One (1) West of the Fourth (4th) Principal Meridian, containing 18.74 acres valued at about \$1,800.00.

24 April 1891

The estate of William E. Brooks was closed

WILLIAM EAMES BROOKS

William E. Brooks was the oldest son of William and Harriet Eames Brooks. He was born in Coos County, New Hampshire 5 July 1819. His boyhood was spent working in his father's tanyard with some attendance at the common schools. After the family arrived in Rock Island, he clerked in a merchantile establishment for four or five years and then went back to work on the family farm.

Eliza Mary Drane, a native of St. John's, Canada, was united in marriage to William E. Brooks 27 December 1852. Her parents were Alexander G. and Sarah Caulfield Drane who settled in Aurora, Illinois from Canada. He was a harness maker. Eight children were born from this union: William; Charles; George; Freddie J.; Harry G.; Mattie; Mary and Josh. George died in December of 1861 at age 4; Freddie J. died 26 May the same year at age 2; and Mary died in infancy.

The principal part of his life was spent improving the homestead which became known as one of the model farms of Illinois. The Rock Island City Directory of 1856 gave Mr. Brooks' occupation as farmer and fruit grower (there were some 14 acres in apples) and residing on Rock Island Road near the railroad crossing. Twelve years later the location was south side of Moline Avenue (Fifth Avenue) at the Moline limits. The city directory of 1878 notes he "has building lots for sale on easy terms". His first addition to the city was laid out in 1872, the second in 1881 and the third in 1884. Sons William, Charles E. and Josh R. lived on the farm and managed the property in 1897. Harry G. and his wife, Phebe/Phoebe Beardsley Brooks were the owners of Brooks & Thierman, grocers, flour and feed at 3001 Fifth Avenue. Previously, Harry had been a delivery clerk at the post office, the supervisor of city mail and assistant postmaster in 1891/1892.

Mr. Brooks was one of the original stockholders of the Moline & Rock Island Horse Railway Company and served many years as a director. Among his philanthropies were churches, an acre of land for a school (Longfellow) in the Seventh Ward and Augustana College. He served a term as county supervisor and later represented his ward as alderman. He died 29 December 1885 "respected by all who knew him".

7 November 1887

Certificate to Plat of Edgewood Park Addition to the City of Rock Island given for the purpose of establishing the West line of the described premises. Certain premises described in the Southwest Quarter of Section Thirty-one (31), Township Eighteen (18) North, Range One (1) West of the Fourth (4th) Principal Meridian. Also a part of the East Half of the Northwest Quarter of Section Six (6), Township Seventeen (17) North, Range One (1) West of the Fourth (4th) Principal Meridian described as follows: Beginning at a stone set for the one/eighth (1/8) Section Corner on the North side of said Northwest Quarter of Section Six (6), Township and Range as aforesaid, which is 1442 $\frac{1}{2}$ feet East of the Northwest Corner of said Section Six (6), thence East along the North line of said Section Six (6), 715 feet to a stone set for a land corner, thence South along the West line of lands owned by the heirs of William E. Brooks 573.3 feet to a stone set for a land corner at the corner of a field fenced by osage orange hedge, thence West along the North line of lands owned by J. Hammer 711 $\frac{1}{2}$ feet to a stone set for a land corner at Northwest Corner of said J. Hammer's land, thence North 555 feet to the place of beginning, containing 9.239.19 acres, in all 38 acres more or less. The size of lots and width of streets, alleys, etc. are marked on plat in figures denoting feet and decimals. Permanent monuments by which to make future surveys have been made by placing round columns of lime four feet in length and two inches in diameter in the earth at the points on the plat "stone". The proprietors accepted the Edgewood Park Plat with "reserving the right to remove trees growing in streets for six months". Owners were Levi S. McCabe, Albert E. Nelson, Charles E. Case, Sarah L. Taylor and Sophie M. Morey.

LEVI S. McCABE

McCabe Bros. (H. B., J. W., and L. S.) was listed in the 1872/73 city directory as a notions and millinery store located at what is now Second Avenue north side ninth east of Sixteenth Street. By the 1885/88 issue, the store was at 1714 - 1722 Second Avenue and only J. W. and L. S. were listed. The stock had increased to include dry goods, ladies' and gentlemen's furnishing goods, fine millinery, corsets, hosiery, books and stationery were just some of the merchandise. The McCabe Bros. store was continually expanded over the years and by 1899 L. S. McCabe and Company was located at 1720 - 1728 Second Avenue with an annex at 218 Eighteenth Street. Then he built a new structure at a cost of \$85,000.00 which went through the block between Second and Third Avenues. Mr. McCabe was an investor of Edgewood Park Addition and lived for awhile at 927 Forty-third Street. He died 26 September 1915.

3 January 1888

The City Council of the City of Rock Island approved the Plat of Edgewood Park Addition.

27 February 1891

Certificate to Plat of Second Addition to Edgewood Park in the City of Rock Island given for the purpose of establishing the West and South boundary lines of the described premises. Plat situated upon the East Half of the Northwest Quarter of Section Six (6), Township Seventeen (17) North, Range One (1) West of the Fourth (4th) Principal Meridian. Owners Edward H. Guyer and Levi S. McCabe acknowledged the plat 25 March 1891.

EDWARD H. GUYER

Mr. Guyer was a well known attorney in Rock Island who had practiced before the Illinois bar since 1879. He received his preliminary education in Rock Island and received two bachelor degrees, arts and laws, from Michigan University. That was followed by two years at Heidelberg University. He organized and managed the Rock Island Mutual Building Loan and Savings Association for twenty-seven years and was president of Chippianock Cemetery Association for twenty-five years. He was prominent in the development of this section of the county, platting fourteen additions to Rock Island and Moline and the township of East Moline. Also, he served as alderman for the Seventh Ward for one term and was partially responsible for having the headquarters of Modern Woodmen of America moved to Rock Island.

6 July 1891

The City Council of the City of Rock Island approved the Plat of the Second Addition to Edgewood Park in the City of Rock Island.

19 May 1898

A Quit Claim Deed was given to Eliza M. Brooks by William Brooks, Charles E. Brooks, Mattie Brooks, Josh R. Brooks (all unmarried), Harry G. Brooks, Phebe Brooks, his wife, in consideration of \$1.00 all interest in the following described real estate: Certain premises described). Also, the East Half of the North Thirty-seven (37) acres of Lot One (1), U. S. Plat, in the Northwest Fractional Quarter of Section Six (6), Township Seventeen (17) North, Range One (1) West of the Fourth (4th) Principal Meridian except the following described tract: Beginning at the Southeast Corner of the North Thirty-seven (37) acres of said Lot One (1), in said Northwest Quarter of said Section Six (6) Township and Range before described. Thence running North 72 $\frac{1}{4}$ feet, thence Westerly 666 $\frac{1}{2}$ feet to the West line of the East Half of said North Thirty-seven (37) acres of said Lot One (1) thence South 68 and 42/100 feet to the Southwest corner of the East Half of said North Thirty-seven (37) acres; thence East 666 $\frac{1}{2}$ feet, more or less, to the place of beginning. (Certain other premises also described). All in Rock Island County.

The grantors in this conveyance are all the children and the only heirs-at-law of William E. Brooks, deceased. The grantee is the surviving widow of William E. Brooks, deceased. It is understood and agreed between the parties that this conveyance was made for the purpose of providing for a convenient partition of the said premises among the heirs and widow whenever it shall be convenient and desirable to make a partition. It is further understood and agreed that said premises constitute all of the real estate remaining to the grantors and grantee as the heirs and widow respectively.

23 May 1898

A Quit Claim Deed from Eliza M. Brooks to William Brooks, Charles E. Brooks, Mattie Brooks and Josh R. Brooks for consideration of \$1.00 the same premises as described in the transaction of 19 May 1898. It was made in pursuance of the terms and purposes of the same proceeding.

18 December

Proof of death filed by William Brooks that Mattie Brooks departed this life 27 November 1906. A Petition to Probate Will was also filed. The following were named heirs-at-law and legatees: William Brooks, brother; Charles E. Brooks, brother; Josh R. Brooks, brother; Phebe Brooks, niece; Marjorie Brooks, niece; William E. Brooks, nephew. The two nieces and the nephew were the only children and sole heirs of Harry G. Brooks, deceased brother of Mattie Brooks.

27 February

The inventory was filed and approved and set out the following among other real estate. The undivided one fourth of the following described tracts: The East Half of the North Thirty-seven (37) acres of Lot One (1), U. S. Plat, in the Northwest Fractional Quarter of Section Six (6) Township Seventeen (17) North, Range One (1) of the Fourth (4th) Principal Meridian and North of Fourteenth Avenue in the City of Rock Island, containing Seventeen (17) acres, more or less. Valued at about \$5,700.00. Certain other premises also described.

27 July 1908

The estate of Mattie Brooks was closed

15 June 1908

A Quit Claim Deed was given by Josh R. Brooks to William Brooks and Charles E. Brooks for consideration of \$1.00 all interest in the following described real estate: (Certain premises described.) Also the East Half of the North Thirty-seven (37) acres of Lot One (1), U. S. Plat, in the Northwest fractional quarter of Section Six (6) in Township Seventeen (17) North, Range One (1) of the Fourth (4th) Principal Meridian except the following described tract: Beginning at the Southeast Corner of the North Thirty-seven (37) acres of said Lot One (1), in said Northwest Quarter of said Section Six (6), Township and Range before described. Thence running North 72 $\frac{1}{4}$ feet, thence Westerly 666 $\frac{1}{2}$ feet to the West line of the East Half of said North Thirty-seven (37) acres of said Lot One (1) thence South 68 and 42/100 feet to the Southwest Corner of the East Half of said North Thirty-seven (37) acres; Thence East 666 $\frac{1}{2}$ feet, more or less to the place of beginning. (Certain other premises also described.)

CHARLES E. AND WILLIAM BROOKS

As of 1897, the Brooks brothers were still living on the homestead, 4434 Seventh Avenue, and managing the property. Beginning with the city directory of 1907-08 through 1934, they were residing at 4008 Eighth Avenue. William's occupation was usually given as real estate. For several years, Charles E. was noted as working for Joseph Geiger, a cigar manufacturer at 831 Fourth Avenue. The residence on Eighth Avenue was listed as vacant for the years 1935 and 1936. There was no listing for either Charles E. nor William for those two years and later.

1 November 922

William Brooks and Charles E. Brooks, bachelors, gave a Trust Deed to William J. Sweeney, as Trustee, in consideration of \$1.00. Convey and Warrant for the purpose of securing the performance of the covenants and agreements herein, the following described real estate, with the improvements thereon and everything appurtenant thereto, together with all rents, issues and profits of said premises, situated in Rock Island County, Illinois, to wit: That part of the East Half of the North Thirty-seven (37) acres of Lot One (1) according to the United States Government Plat in the Northeast quarter of the Northwest fractional quarter of Section Six (6), Township Seventeen (17) North, Range One (1) West of the Fourth (4th) Principal Meridian, described as follows: Bounded on the North by the North line of the Northwest quarter of Section Six (6); on the East by the East line of the Northwest quarter of said Section; on the South by the North line of Fourteenth Avenue as now used in said City of Rock Island and on the West by Block One (1) in Edgewood Park Second Addition to the City of Rock Island and Block K in Edgewood Park Addition to the City of Rock Island, containing 17.38 acres more or less.

WILLIAM J SWEENEY AND CHARLES L. WALKER

Not only did the firm of Walker & Sweeney practice law but were also directly involved with The Banner Coal & Coal Oil Company. William Sweeney was secretary and treasurer. Charles Walker was president. Their titles were almost reversed for the Rock Island Title and Abstract Company. Mr. Walker was vice president while Mr. Sweeney was president. The firm's offices were located at 209-212 Central Trust Building in 1922. By 1925, James L. McNamara was part of the firm. He was vice president of the title company and Mr. Walker was only involved with the coal company continuing as president.

Grantors are justly indebted upon their principal promissory notes, one for \$6,000.00 and one for \$2,000.00, to be paid by 1 November 1923 at the rate of 7 percent interest per annum. Charles L. Walker was appointed Successor in Trust.

26 May 1925

Release of Trust Deed was made by William J. Sweeney to William Brooks and Charles Brooks for consideration of \$1.00.

26 May 1925

A Warranty Deed was given by William Brooks and Charles E. Brooks to Louis Mosenfelder in consideration of \$1.00 and U. S. Revenue Stamps \$17.50 (the \$1.00 revenue stamp was worth approximately \$1,000.00) for the following described real estate. That part of the East Half of the North Thirty-seven (37) acres of Lot One (1), according to the United States Plat, in the Northeast Quarter of the Northwest Quarter of Section Six (6), in Township Seventeen (17) North, Range One (1) West of the Fourth (4th) Principal Meridian, described as follows: Beginning at the Northeast corner of the Northwest Quarter of said Section Six (6), Township Seventeen (17) North, Range One (1) West of the Fourth (4th) Principal Meridian; thence West on Township line 676 feet, more or less, to the East line of Block J in Edgewood Park Addition; thence South on the East line of Blocks J and K in Edgewood Park Addition and the East line of Block 1, in Second Addition to Edgewood park, 1114 feet, more or less, to the North line of Fourteenth Avenue in the City of Rock Island; thence East on the North line of said Fourteenth Avenue, 668 feet, more or less, to the East line of said Northwest Quarter of Section Six (6); thence North on the East line of said Quarter Section, 1139.5 feet, more or less, to the place of beginning, containing 17.382 acres, more or less, all of the above situated in Rock Island County, Illinois.

LOUIS AND IDA BEAUER MOSENFELDER

Ida Mosenfelder was born in Bretton Baden, Germany 27 May 1864. She was married to Louis Mosenfelder in Chicago and resided in Rock Island for the greater part of her life. She died in 1933. Her husband was manager of Mosenfelder & Kohn Co. in the mid-1920's. The store's motto was "Tip to Toe Outfitters For All Mankind". After the M & K Co., Mr. Mosenfelder turned to handling investments. When the Rock Island Bank & Trust, a merger of three good substantial banking institutions, had their opening day 11 January 1932, he was on the board of directors. In the city directory of 1940, the year Mr. Mosenfelder died, his occupation was listed as real estate.

20 June 1925

A Warranty Deed was given by Louis and Ida Mosenfelder to Bert C. Frahm in consideration of \$1.00 and U. S. Revenue Stamps \$20.00, the equivalent of \$20,000.00 for the following described real estate. That part of the East Half of the North Thirty-seven (37) acres of Lot One (1), according to the United States Plat, in the Northeast Quarter of the Northwest Quarter of Section Six (6), in Township Seventeen (17) North, Range One (1) West of the Fourth (4th) Principal Meridian described as follows: Beginning at the Northeast corner of the Northwest Quarter of said Section Six (6), Township Seventeen (17) North, Range One (1) West of the Fourth (4th) Principal Meridian; thence West on the Township line 676 feet, more or less, to the East line of Block J in Edgewood Park Addition; thence South on the East line of Blocks J and K in Edgewood Park Addition and the East line of Block 1 in the Second Addition to Edgewood Park, 1114 feet, more or less, to the North line of Fourteenth Avenue in the City of Rock Island; thence East on the North line of said Fourteenth Avenue, 668 feet, more or less, to the East line of said Northwest Quarter of Section Six (6); thence North on the East line of said Quarter Section, 1139.5 feet, more or less, to the place of beginning, containing 17.382 acres, more or less, all of the above being situated in Rock Island County, Illinois.

On the same date, Bert C. Frahm and Marian H. Frahm, his wife, Mortgaged the property to secure payment of \$15,000.00 payable five years after date with interest at the rate of 6½ percent per annum to Rock Island Savings Bank. It was agreed between mortgagors and mortgagee that if the semi-annual interest on the note hereby secured is paid, that mortgagee will release from the lien of this mortgage such lots as may be platted in above described premises facing South on Fourteenth Avenue and of an area not exceeding 10,000 square feet, for \$500.00 per lot. That mortgagee will release from the lien of this mortgage, such lots as may be platted in above described premises facing East on Forty-fifth Street and of an area not exceeding 10,000 square feet for \$550.00 per lot. That mortgagee will release from the lien of this mortgage such lots as may be platted in above described premises facing North on Thirteenth, and of an area not exceeding 10,000 square feet for \$300.00 per lot. All such other lots as may be platted in above premises, not exceeding 12,000 square feet, for \$200.00 per lot.

BERT C AND MARIAN FRAHM

The 1909 Davenport City Directory lists Bert C. Frahm as secretary and treasurer of J. B. Frahm Fuel & Construction Company. Juergen B. Frahm was the president and it is assumed that he was Bert's father. The fuel was coal and their offices were located at 304 Harrison and 726 East River. At least in 1890 Juergen Frahm was the proprietor of the Germania House at 313 and 315 West Second Street in Davenport. It was originally built in 1871 and in 1876 expanded and renamed the J. F. Miller Building. The Germania House has been called "the Ellis Island of German immigration". By 1923 Bert was in real estate with an office at 214 West Fourth Street. His office remained the same in 1927, however, he and his wife, Marian, had moved to 323 McClellan Boulevard. A few years later, he was handling insurance as well as real estate. Mr. Frahm and Mr. T. E. Lundell were sales agents for a new residential subdivision, Villa Park, consisting of thirty acres which contained 125 lots. The development was in the area of Twenty-seventh Street and Twenty-fifth Avenue in Moline. The sale of lots began 24 September 1927.

6 August 1925

Bert C. and Marian H. Frahm gave a Warranty Deed to E. W. and his wife, Alice R. Cluskey for \$1.00 consideration and U. S. Revenue Stamps in the amount of \$1.50 or \$1,500.00 for Lots 41 and 42, in that part of the City of Rock Island known as and called the Park View Addition.

WALLACE TREICHLER

Mr. Treichler, Civil Engineer, served as village engineer of Milan, Rock Island as city engineer for almost forty years and Rock Island County superintendent of highways since 1913. Even though he had been in poor health for some time, he only relinquished his duties a week before his death 30 August 1937. He was a man of many puzzles - admired and yet feared, the center of controversy, considered the feelings of no one and mayors of Rock Island were "elected on the express promise of firing Wallace Treichler", however, it never came to be. His reputation was one of obstinacy, determination and unyielding. The Park View Addition to the City of Rock Island was platted by Wallace Treichler.

It was agreed upon between the grantors and grantee as part of the consideration of the sale that: (1) But one dwelling house with necessary garages and outbuildings shall ever be built upon any one of the lots hereby conveyed. (2) That no dwelling house shall be erected at a cost of less than \$4,000.00. (3) That no dwelling house shall be erected upon said premises the front line of which (exclusive of ordinary porches or verandas) shall be nearer the front or street line of said property than twenty-five feet. (4) That for a term of twenty-five years from the date hereof this property shall not be conveyed to any colored person. (5) That the above four covenants shall be considered as covenants running with the land and shall be contained in all future conveyances of said premises.

EDWARD D. AND ALICE CLUSKEY

The Cluskeys probably purchased the lots for an investment. They lived at 606 Forty-first Street from 1921 through 1931 at least. Over this period of time, his occupation was painting for Velie Motors Corporation and at Hill's Lacquer Shop.

20 July 1929

E. W. and Alice R. Cluskey gave a Warranty Deed for Lot 41 and 42 for consideration of \$1.00 and other good and valuable consideration in that part of the City of Rock Island known as and called Park View Addition which had been approved 25 June 1925 to Charles W. Borg.

23 July 1931

Bert C. and Marian Frahm gave a Warranty Deed for Lot 61 to Charles H. Gaylord for consideration of \$1.00 and other good and valuable consideration in that part of the City of Rock Island known as and called Park View Addition.

CHARLES H. AND OLLIE E. GAYLORD

During World War I, Charles Gaylord worked at Rock Island Arsenal as a woodworker. He and his wife, Ollie, lived at 1337 Forty-fourth Street for a number of years. Other occupations he had were: shipping clerk at Velie Motors Corporation; carpenter; furnace worker and driver for Mueller Lumber Company.

15 September

Charles H. and Ollie E. Gaylord, his wife, gave a Warranty Deed to Charles W. Borg in consideration of \$1.00 and other good and valuable consideration, Lot 61 in that part of the City of Rock Island known as and called Park View Addition. U. S. Revenue Stamps were \$.50 or \$500.00. Covenants were the same as Lots 41 and 42.

21 August 1944

Charles W. and Jennie D. Borg, husband and wife, gave a Warranty Deed to Henry and Alice Veld, husband and wife, in consideration of \$1.00 and other good and valuable consideration for the south twenty-five (25) feet of Lot 61 of the Park View Addition to the City of Rock Island. The revenue stamps were \$.55 or \$550.00.

7 December

Proof of heirship taken and filed for the estate of Charles W. Borg who died 26 November 1946. His sole and only heirs-at-law were Jennie D. Borg, widow; George W. Borg, son; Esther B. Kerns, daughter; Grace H. Lueschen, daughter; and John Borg Lueschen, minor grandson.

6 January 1947

The will of Charles W. Borg, dated 14 September 1944, was admitted to Probate.

18 July 1950

A final Account and Settlement and Final Report were approved, the Executor discharged and the Estate closed.

9 November 1965

Proof of heirship was taken and filed for the estate of Jane Tapling Borg who died 7 November 1965.

8 September 1966

The Moline National Bank, Executor of the estate of Jane Borg, petitioned the court for authorization and empowerment to sell the real estate, belonging to the decedent, located at 1203 Forty-fifth Street, Rock Island, Illinois and described as Lots 41, 42 and 61 in the City of Rock Island, County of Rock Island and State of Illinois. "...said real estate consists of a substantial but old fashioned brick house that is in need of modernization...." The court directed the sale of Lots 41, 42 and 61 except for the south twenty-five feet in Park View, City of Rock Island, County of Rock Island to Edward and Ann Keefe, his wife.

6 February 1967

The Estate of Jane Tapling Borg was closed and the Executor discharged.

CARL VICTOR BORG

also known as

CHARLES WILLIAM BORG

Mr. Borg was born in Norrkoping, Sweden 7 May 1861, a son of Carl A. and Maria Gustavison Borg, farming people. Carl was educated in the public schools of Sweden, brought up on a farm and taught the trade of cabinet making. He came to the United States in 1881 after having been employed, at age 16, as a ship's carpenter and settled down in Burlington, Iowa. During his four years of voyages, he had met Andrew Butler who helped him obtain a job building boxcars, then coach finishing for the Chicago, Burlington & Quincy Railroad.

Carl Victor became Charles William by happenstance. Like most Europeans, he pronounced the letter "V" as a "W" and the letter "W" as a "V". Carl was put on the payroll as Charles W. Borg. Years later when asked what his middle name was, he became embarrassed and said "Villiam" rather than "Wictor" which remained until death.

Somewhere along the line before reporting to work at the railroad factory, he had picked up a smattering of metal working and a bit of knowledge about gears, cranks and cams. It was said by his fellow workers that he was tough in mind and body, a hard worker and a skillful, intelligent artisan.

By hoarding every nickel that he didn't have to spend for the bare necessities of life, and by working some twelve hours a day, he was able to save a hundred dollars in a few years. Charles sent it to his wife-to-be, Amelia Larson in Norrkoping, Sweden, to pay for her passage to America. His single extravagance for himself, was a new suit of clothes. He met her at the Burlington Station and led her to the Lutheran Rectory where they were married 11 August 1884. She was the daughter of Nels Larson and was born in 1865.

His parents came to the states in 1888, settling in Burlington where his father died 3 July 1889. His widow, age 79, then made her home with their son, Carl/Charles.

Charles and Amelia Borg were the parents of four children: Carl who was born in October 1886 in Burlington, died in November 1896 in Rock Island; George W. who was also born in Burlington, 24 October 1887; Esther V. who was born in Moline 24 April 1894 and Grace H. born in Rock Island 11 December 1897.

Leaving the railroad plant in Burlington, Charles and his family moved to Rockford, Illinois where he was employed as superintendent of a furniture factory for a year. During that time, his proficiency was noticed by an officer of a furniture company in Moline who offered him the job as superintendent which Charles accepted. In this position, he felt that he could probably share in the growing prosperity of his company, save a little and one day have his own business. However, his salary was only a dollar or two more than in Rockford, living costs were rising and the country was getting set for a depression.

On the edge of poverty, Amelia, skimming a penny at a time, had some money put by. When she died of tuberculosis in 1898, it was barely enough to pay the expense of her funeral. Charles had three small children to support and the fortunes of the Borg family were at a low ebb. His mother came to live with the family.

Along with the rest of the country, the panic of 1893 hit the Mississippi Valley. The Moline Furniture Company let off everyone on the payroll except their superintendent, Mr. Borg. He did the work of ten men without count of hours and took home the wages that the company decided to pay.

During that year, Deere & Company was commissioned by The Columbian Liberty Bell Committee, under the auspices of the Daughters of The American Revolution, to make a plowshare composed of historic swords. Its name was to be "The Columbian Peace Plow". The woodwork involved was more intricate than the capabilities of Deere's workers. Officials of Deere gave the job to Charles W. Borg.

Some twenty-two thousand metal relics went into the alloy from which the blade was cast. The beam and handles included thousands of historic wood relics, some no larger than a dime, if not smaller. The plow commission took him the better part of a year to complete. Charles produced a piece that established him not only as a master cabinet maker but as an artist. He had been given no blue prints or sketches, only a few suggestions. His preliminary patterns were cut from scrap wood and then worked into a design. The Columbian Peace Plow was exhibited at Bunker Hill, in several states, on the battlefield of Runnymede, the Paris Exposition of 1900 and at numerous world peace meetings in Europe. The plow was to have its home at the National Museum in Washington.

After Charles had finished the Peace Plow, with the result being that he was moved to a new job in the pattern room of the Deere & Mansur plant. His salary increased from the \$2.25 per day received from Moline Furniture to \$2.65 a day plus a bonus of 25 cents handed to him privately so no jealousy would be caused among his fellow employees.

Two months before his son, George W., was to graduate from school, he was thirteen, his father announced that there was an apprenticeship open at Deere & Mansur. His father's mind was made up, there would be no graduation and no more school. George was to begin on the next work day with the weekly pay of \$3.60 per week. Charles would take \$3.00 for weekly board and the 60 cents would be George's but not to spend foolishly.

In March of 1903, Charles began his own factory with Marshall Beck. Mr. Beck was born shortly after the Civil War and came off a farm in Putnam County, Illinois. His parents were gentle Quakers who migrated from Pennsylvania. Marshall and his six brothers and sisters were taught by their parents to cipher, read and write, as well as encouraging them towards additional education. It was also instilled in the children that none would leave home until the paternal acres were free of debt.

When Marshall Beck entered the office of Dent & Black in Chicago to begin reading law in 1876, the farm was free of debt. After four years with the firm, Marshall became a lawyer. One of his first cases was defending a man charged with manslaughter. He won a verdict of not guilty with his closing address which brought the state's attorney's congratulations. He became an advocate of lost causes which brought him a lifetime friendship with Clarence Darrow.

Mr. Beck started thinking about things that would help agriculture from its physical work. Important improvements had been made such as John Deere's steel plow and McCormick's reaping machine. From his own experience, he could appreciate a side-delivery rake and a hay-loading machine. Studying mechanics and mathematics, he set out to invent them.

In the early 1890's he managed to build a working model of his hay loader. A financial partnership was formed with two Chicago friends. The first Beck hay loaders reaching the market turned out to be somewhat temperamental and were quickly returned to the inventor and he looked for help at Deere & Mansur.

Almost upon his arrival in Moline, he became an outstanding figure - classic conversation, courtroom voice and meticulous dress. For several years he and his fragile wife, Eleanor Vance Beck, whom he had married in Chicago, lived in Moline at the Manufacturers Hotel and later boarded with a couple before they had their own home.

George Borg's second year of apprenticeship had just begun when his father announced at the end of February 1903 that he was quitting Deere & Mansur to do research on his own. He had come a long way in the previous eight years. There were only a few steam-powered inventions such as threshing machines so the majority of the heavy farm work was still done by horses and implement makers Deere & Mansur who made huge quantities of implements and wagon tongues. A wagon tongue looked simple but its shaping required about twelve hand operations and nearly as many workmen. Mr. Borg had started to learn about automatic machinery and believed the complexity of hand operations were a waste of effort.

Even though Charles had a constant need of money, he had managed to replace his simple tools with practical machinery, including some metal working devices which he had made for himself. His pride and joy was a two-cycle gas engine with jet ignition of his own design.

He announced to the pattern room that he was going to build an automatic shaper for wagon tongues so one threw the wood in and the wagon tongue comes out. During all the rest of the year he remained in his barn, filing, sawing and fitting. Even though he had small hope for George as a mechanic, he did let him put in hours of work on the gas engine with the temperamental ignition. George came out of his secondary apprenticeship with practical knowledge of gear ratios, bearings and the relationship between rollers and cams. His father never made a mechanical drawing. Just started off by making a pattern and when the metal part was finished it always fit.

The first machine was finished early in 1904 and it worked even though parts of it were a bit crude and there were some makeshift controls. Its solid iron body remained unchanged through the years.

At the machine's debut with officials from Deere & Mansur present, one of them said they would be willing to pay \$1,500.00 for it. That price was almost \$600.00 more than he ever earned in a single year. If the machine wasn't patented, then anyone could make it. His son, George, suggested Mr. Beck could take care of the patents. The machine was capable of making doubletrees and wagon tongues in a single operation. Mr. Borg came up with the idea to patent and sell the tongue maker for \$2,500.00 and sell Mr. Beck a quarter interest and then there would be capital to set up a real shop. The partnership of Borg & Beck was formed in May 1904 with a capital of \$2,500.00. Charles was the company president and Marshall Beck was everything else on the official staff. Another step in the progress of the company was the hiring of Gus Nelson, an old friend and practical mechanic as foreman and toolmaker.

Charles designed adaptations of his machine for other complicated shaping operations. The list of adaptations contains: automatic shaping planer machine; automatic production of barrel staves; felloes (the circular rim, or a part of the rim of a wheel, into which the outer ends of the spokes are inserted); segments of hollow wooden pillars; wheel sanding machine; plow share joining machine; buggy bow dressing machine; combined singletree; and a hooking and boring machine.

The Rock Island City Directories of 1905/1906 and 1907/1908 have Charles Borg listed with a second wife named Lulu. The directory format is that the wife's given name is listed in parenthesis after the husband's name. For example: Borg, Charles W., (Lulu).

On 2 January 1902 Charles W. Borg and Mrs. Lulu Hall were married in Rock Island by Justice of Peace, William F. Schroeder. The marriage license gives their respective ages next birthday as thirty-eight for Charles and twenty-four for Lulu. She was born in Nevada, Missouri. One question to be answered on the form after full name of bride is "Maiden name if a widow", the line is blank. Charles and Lulu both answered "two" in reply to the "number of groom's/bride's marriage". No more information was found concerning Lulu Borg.

In a few years Borg & Beck had patented and were producing nine such devices which were generally rated among the finest woodworking equipment in the country.

The Borg barn soon became too small for the operations of Borg & Beck. After operating for a time in Rock Island, they took over a vacant grocery store at Fourth Avenue and Third Street in Moline. It remained in this neighborhood until it moved to Chicago.

Next door neighbors to the Borgs were the Dooley brothers. Sometime in 1902, Harry Dooley brought home an Oldsmobile. Charles's comment on seeing it was "So this is the horseless carriage we been hearing about. I don't think much of it." The spread of the motoring craze and the change in public opinion failed to change his opinion. "A thing like that will never succeed." Even after he became one of the leading factors in the automotive industry, he voiced the same belief.

In 1908 the growing plant was moved to a larger building in East Moline, however, it became too small within a few months. On land leased from Deere & Mansur Company, Borg & Beck built their own building. The company's machine shop had become one of the most modern and best manned in the area. Based on the original shaper, new machines were designed for other oddly shaped wood products.

The Borg & Beck plant held a unique position in the industrialized Tri-Cities. The plant offered the advantages of Charles Borg's inventive brain and Gus Nelson's toolmaking skill.

Spreading throughout the Midwest, the automobile business was rapidly growing. Studebaker Wagon was preparing to convert its plant to manufacturing motor vehicles. McCormick Reaper had produced a gasoline powered tractor and the Velie Company was thriving. There were many repair shops that needed machined parts as did the factories. Borg & Beck's plant had plenty of work through the winter in spite of the seasonal drop for wood shaping machinery. Charles was more than a little disgruntled with the little gears, rods and bearings but he realized that the little items were keeping the factory alive.

An engineer from the Velie Company called on Borg & Beck with a clutch problem. Velie wanted one operation - cutting a male thread on the inner casing. The castings were delivered and Gus Nelson had them done in no time - a 14 inch diameter and 32 threads per inch. As it turned out Gus was the only man who could turn the work. Run-of-the-mill mechanics were slower, so much so that the price paid on the Velie contract barely paid for the cost of the labor. Some of the lathe operators quit because of the monotonous work. George called Mr. Beck saying that Borg & Beck had to design a piece of machinery that goes into an automobile. Charles wouldn't have any part of it. Mr. Beck, Gus Nelson and George were the inventors. A car was bought for the trial. None of the three could drive and so they matched coins. Gus won. Charles kept repeating "It won't work!" The car took off and crashed into a brick wall. Gus got out and said "Well, it worked, it worked too damn well!"

There were other minor flaws to be worked out which was done. Jeffrey Company in Kenosha, Wisconsin, in early 1910, ordered forty of the Beck & Borg clutches a day to start. It would represent a gross annual income of well over two hundred thousand dollars which was no pittance after the community's depression of 1907.

The clutch business, by the end of 1911, was growing so fast that the Borg & Beck plant could not keep up and it was still dependent on the Jeffrey Company that used it not only in its trucks but cars as well.

Mrs. Charles W. Borg, Jane (Jennie) Tapling, was born in Racine, Wisconsin in the year 1874. She and Charles were married in October of 1912. At age 91, after a brief illness, she died at Moline Public Hospital 7 November 1965. The only survivors were a sister, Mrs. Bessie Rossmiller of Racine, Wisconsin; a niece, Mrs. Alfred Eichler of Chevy Chase, Maryland; and a nephew, Robert McPherson of Arcadia, California. Services and burial were at Racine.

Jane Tapling Borg signed her will 2 February 1961. In her specific bequests of personal property, there was nary a household item not listed. Some included were bedding, tea cart, silver hollow ware, books, bric-a-brac, ornaments, clothing, dishes, glassware and even a waste basket. Grace Borg Lueschen (daughter of Charles) was bequeathed "all the paintings in my home and her mother's table." Jane's niece, Bessie H. Eichler, was given the task of disposing all of the specific bequests which were refused or cancelled because of death. Other than her will and obituary, nothing else has been found to discover what type of person she was.

The Borg & Beck plant grew and continued to prosper. However, the problem of a restricted outlet remained. Velie was having clutch trouble. Even though they made parts for the Borg & Beck clutch, they weren't using it. They purchased transmission units and took the clutch that came with the outfit. The Tom Warner Company of Toledo made the unit transmission which came with a cone arrangement. It was suggested by George to Tom Warner that they make the spline on the end of their shaft to fit the Borg & Beck clutch. They would sell the units and Borg & Beck the clutches. They both would have a market and Warner would have no clutch problems. Soon Borg & Beck was supplying clutches for more than a dozen motor car companies.

Late in 1918, George went to Chicago with the purpose of finding a factory. The first bank he saw was Fort Dearborn Trust & Savings Bank. He told the vice president, Mr. Fletcher, he was looking for a big plant and a loan of half a million dollars. Mr. Fletcher knew of a recently vacated plant by Forma-Truck Company. Charles, George and Marshall returned several days later and again asked about collateral. Charles asked if half a million in Liberty Bonds would be all right. He had also told the banker that he and Mr. Beck owned the horse and buggy but George drove it. Gus Nelson would not move to the new plant and stuck with the old works with Charles.

It was in 1921 that Marshall Beck and Charles W. Borg decided that they would like to sell their interests in Borg & Beck and enjoy the remainder of their lives free from worry. Charles told his son, George, he would like a half a million dollars but he would take less. Marshall Beck, finally assured of economic independence, had retired to California with his wife. He told George "I don't need an awful lot to live on out here and thanks to you, son, I have more of a nest egg now than I had ever hoped for. Sell for whatever you have to and God bless you."

George Borg sold the company to John Burnham & Company in which Mr. Fletcher who was the banker, was now a partner. Mr. Beck received \$300,000.00 and Charles Borg received \$900,000.00. The deal would be off if George didn't take over as president. Charles hesitated about delivering Marshall Beck's stock certificates and endorsing his own. All because who was going to pay for the \$120.00 worth of revenue stamps. George paid.

Still mentally alert and still the wise counselor, Marshall Beck died in 1938 at the age of ninety.

Charles W., at the age of seventy-seven, had lost some of his personal interest in the factories. He came back bored from a winter in Florida to Moline. His skilled hands wanted something to do so he equipped a little cabinet shop at 532 - 46th Street which was near the first quarters of Borg & Beck with modern power tools and chairs for visiting cronies. He made fine furniture there for his own amusement until a few months before he died 29 November 1946 at age eighty-five.

In the will of Charles W. Borg, he stated "I give and bequeath to my son, George W. Borg, my fishing and hunting equipment or so much thereof as he may desire. My reason for making no other or different provision for my son, George, than that herein provided in this paragraph is that in past years I gave him financial assistance, and furthermore, he is now amply able to provide for himself and his issue."

ARCHITECTURE

The Queen Anne style of architecture with its peaks, turrets and machine-made ornament was plentiful in America's housing stock in the 1890's. European styles and periods had been imitated and redefined for over two hundred years. A brand new style of architecture was born on the prairies of the Midwest. Frank Lloyd Wright was the preeminent architect of the new style. He led a coterie of young architects including Dwight Perkins, Robert Spencer and Marion Hunt who wanted to reinterpret American building for the twentieth century. The Prairie School unofficially began in 1897. It was initially known as the Chicago School but soon that was applied to commercial buildings while the Prairie Style or School was used for residential work. It was the first American architectural style taken seriously in Europe. The Prairie School prospered from 1900 until World War I, and then lost out in the post war building boom to the revival styles. It had an abundance of middle class followers, particularly from the Midwest.

The emphasis was on suitable architecture for the surroundings. Because prairies are flat, it followed that the Prairie Style should be low to the ground with horizontal lines interrupted by vertical components similar to the prairie's horizon broken by occasional trees. The low roof lines were hipped, flat or gabled and usually had overhanging, wide eaves with enclosed rafters that provided shelter from the prairie winds. Sturdy, square pillars at the entrance and/or corners of the structure became almost a cliché of the Prairie Style.

Prairie houses like Craftsman houses asserted honesty in the preference of building materials. A definite contrast to the muddle of materials used on the Queen Anne buildings. Architects of the Prairie School preferred using a single building material. For economy, wood and stucco were used but masonry was the first choice, especially brick in light colors.

Some general characteristics of Prairie houses were shared with Stickley's Craftsman homes and Greene & Greene's California bungalows. For example, simple exteriors, integration of house and environment and emphasis on horizontal line and wide eaves.

The Prairie Style Borg House has the main identifying features of a low pitched, hipped roof; widely overhanging eaves; two storeys; a single storey wing; a facade emphasizing horizontal lines; and elephantine columns (tapered posts) for the front porch supports.

The subject property falls under the principal subtype of hipped roof, symmetrical, with front entry. This particular subtype is sometimes called the Prairie Box or American Foursquare. The one storey wing is definitely secondary to the two storey main house. The entrance porch is a prominent feature of the facade. This subtype was the earliest form of the Prairie Style and it developed into the most popular vernacular rendition. Two high style features are the rectangular piers of masonry and the gable dormers.

The symmetrical facade which faces east, has a gable dormer with a pair of single sash windows each containing four vertical lights. The first major horizontal line is that of the wide overhanging eaves. The second storey fenestration contains a pair of double sash windows on the north repeating the dormer's four vertical panes on the upper sash and a single light for the lower sash. Centered over the entrance porch roof is a set of triple upper and lower sash windows which also have the upper vertical lights and single lower light. A pair duplicating those on the north corner are on the south.

At the bottom of the first storey there there is a strong horizontal line made by wide eaves and a fascia board. It runs from the southwest corner and continues completely around the single storey wing.

There is access to the roof through a crank-out window on the north at the second storey of the main structure. The balustrade is composed of square balusters and posts. There are decorative urns on the post tops. The wing on the north corner of the structure is slightly set back from the main portion of the house. The entrance door contains nine lights - three over three over three. At the north corner is a double hung window with three vertical lights on the top sash and the lower sash is a single light. At the base of the first storey windows there is a continuous stone stringcourse that goes around the structure. It serves not only as another horizontal line but as window sills for the window frames that meet it. The stone is slightly carved out at each end of the window width.

The newer gutter downspouts at the north and south corners serve as vertical components, as do the porch columns, to break the horizontal lines. One could apply this factor to the vertical lights of the windows as well.

At the west corner of the wing's north side, there is a pair of double hung windows with three vertical lights over one light. In almost the center of this wall, there is a single window opening which has been filled in with wood and a rectangular vent inserted. To the east of that is a pair of double hung windows, again three lights over one, at the same level. Their sills are higher than the stringcourse.

The east side of the wing has a single double hung window, three lights over one, its sill being the string course and adjoining the frame of an exterior door which matches the door in the enclosed porch. The south side of the door is the end of the wing. Its stoop balustrade of iron is original to the house. The east fenestration is not as symmetrical as the structure's facade.

There is a gable dormer, like that on the front. But the second storey on the north end has two double hung windows with the four vertical lights over one light but the windows are separated. Centered under the gable is a small window containing the same light pattern. At the south corner is a pair of the double hung windows sharing a stone sill.

On the first storey at the north there is a pair of windows with their sills part of the stone stringcourse. Then an off-center enclosed porch. This porch was originally screened-in. Neighbors have told the present owners that this was where Mrs. Borg hung her "unmentionables" to dry. There is an exterior door, south of the newer entrance, which is a three panel door with a single light. Adjoining the door frame is a two vertical light over one light window. Its wood sill rests on the stringcourse. Beneath the stringcourse is an ice door. In the first course of brick over the course, there are identifiable marks where an iron balustrade had been attached. The porch was enclosed during the Borg era.

After the porch on the main structure, there is a single narrow double hung window, three lights over one, with its own sill. Then there is a newer bay composed of three sections parallel to the wall and one section each side returning to the wall. Each section has eight square lights, four pairs of two. The sill rests on the stringcourse.

The south side of the structure has the fireplace chimney in the center of the wall. On both the second storey and the first, it is flanked by single double hung windows with the four lights over one pattern. The first storey window sills are the stringcourse. The chimney, at the level of the top of the first storey windows, narrows down to a more conventional width.

The garage has similar architectural features to the house. There is a center dormer on the hipped roof of the north wall. The two doors are off center to allow extra space along the west wall for entry. The dormer window has six square lights, three over three. The eaves are wide and overhanging. Each door has sixteen rectangular lights, eight over eight. There is a one over one light on the east, two on the south and one on the west, just north of the entrance door. The garage windows each have a stone sill. On the west, there is a brick chimney for an interior stove.

The builder of the Charles W. Borg residence was the Axel Carlson Company of Moline. The five pages of the specifications are included in the nomination form for more detailed information about the structure. Excerpts from the exterior specifications follow:

"The house is to be faced with a smooth buff brick as selected by the owner and costing \$35.00 per M (thousand) f.o.b. (free on board) cars Rock Island."

"All sills, belt courses and caps shall be buff Bedford stone of first quality."

"The face brick shall be laid in cement mortar with 20% lime added to the cement. It shall be colored with chocolate coloring. Brick shall be laid with a tooled joint."

"All outside wood finish to be C-White pine."

INTERIOR

The only floor plans remaining which show the as-built are the heating and plumbing plans by Channon & Dufva. On the first floor, the current owners have removed the wall between the pantry and laundry to put the kitchen in this area. The original kitchen is now an informal dining area. There is also a large entrance hall, formal dining room, a full bath and the living room.

There were two single windows on the east wall of the living room which were removed and the five section bay put in for additional light as well as for a view of the yard. Mr. Borg had designed and made two bookcases for this wall. After the house was sold and before occupancy the cases were removed exposing the unfinished plaster walls behind them. He also designed and made the fireplace mantle. This room runs the depth of the structure.

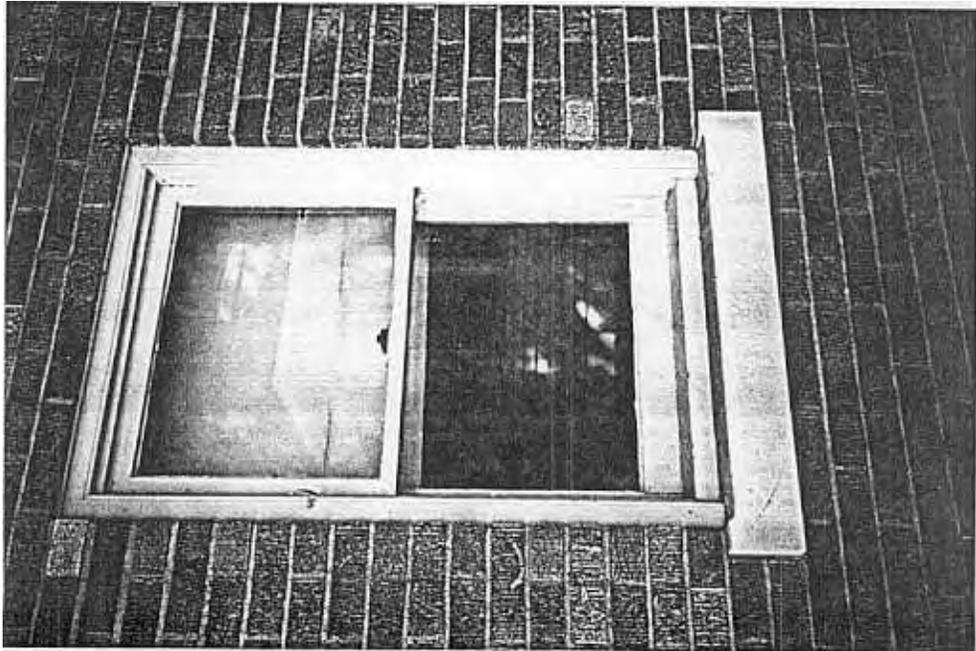
Specifications for the first and second floors are for clear, plain red oak flooring. Linoleum was to be used in the service areas. The stairway was built with oak treads and gum risers. The front hall, living room, dining room and den woodwork, including the doors and frames is select red gum. Mr. Borg used the den as his office. The interior doors are two panel with brass door plates and glass knobs.

The stairs going to the second floor use three balusters per tread. The balustrade has flat topped newel posts and it becomes curvilinear just before the landing and follows the stairwell to the north forming a large sitting area. This floor also contains three bedrooms, two large closets, one which holds the attic stairs, and a full bath. All the original tile work and original fixtures remain in place in the full bathroom.

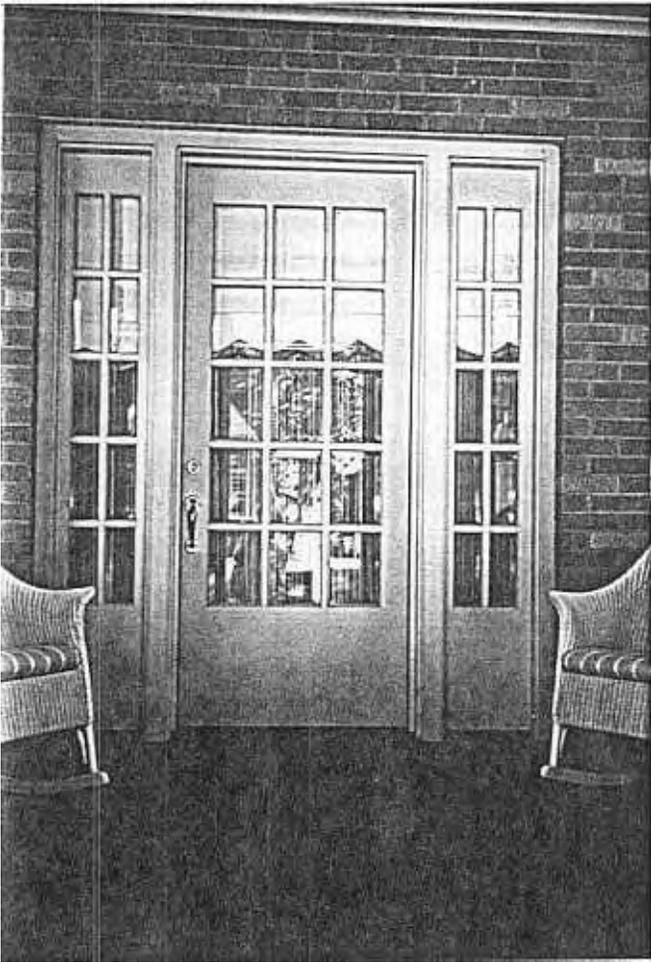
The copies of Charles Borg's plans and drawings, both exterior and interior for his residence, are very different than what he had built. Copies of these and the specifications follow.

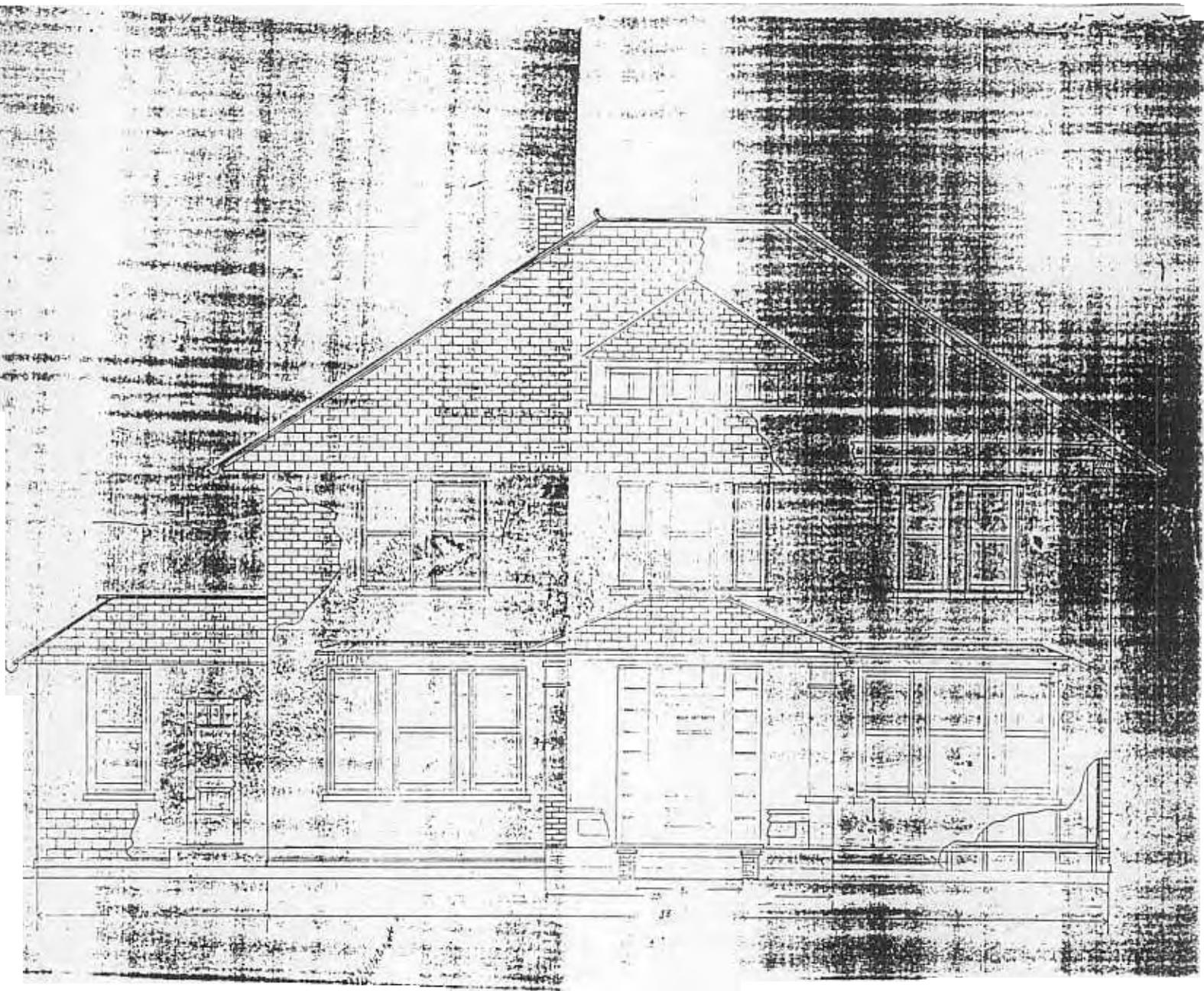


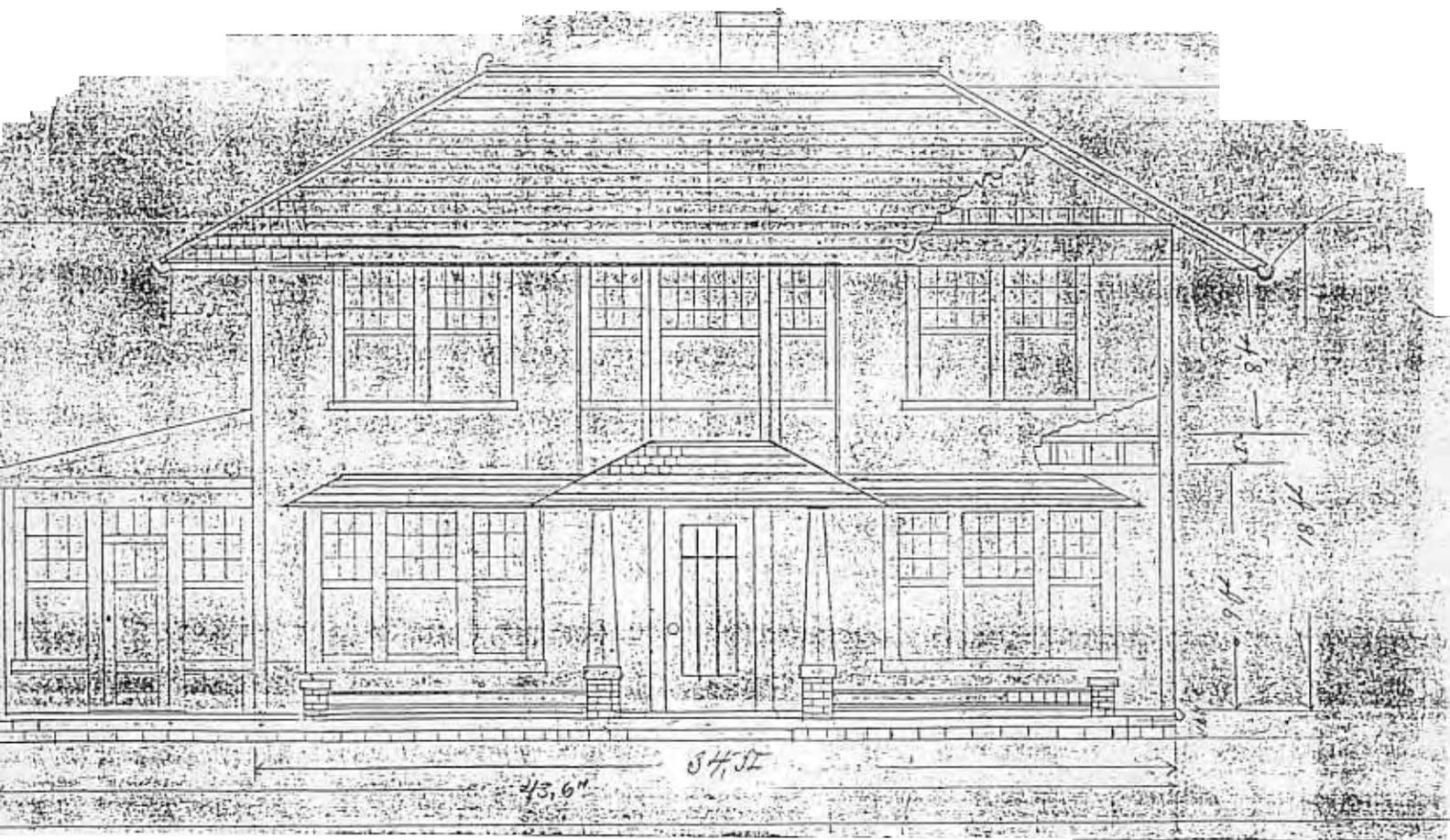












SPECIFICATIONS FOR RESIDENCE

For

MR. C. W. BORG
Rock Island, Illinois

IN GENERAL:-

All work on this Building is to be done in accordance with the building code of Rock Island, Illinois and sanitary ordinances in the City of Rock Island, The Owner reserves the right to reject any or all bids.

INSURANCE:-

The contractor and his sub-contractors are each to carry compensation and liability insurance, for their own and the owner's protection.

The owner shall carry fire insurance on the building and material on the premises and shall keep the same insured for both parties as their interests may appear.

PERMIT:-

The contractor shall take out the required permits from the proper City authorities and pay for same.

EXCAVATION:-

Layout the building and provide all lines and levels, Excavate for a basement under the main house and as shown under the one story portion. Excavate to a depth as shown on plans. Excavate for all interior and exterior footings. Excavation to be made to the outside line of the footings and to the exact depth required as no refilling except with concrete will be permitted. After the walls have been constructed to the level of the ground, fill in the space between the wall and the embankment with loose, clean earth in 12" layers and tamp well to prevent after settling, for which the contractor will be held responsible.

All surplus earth to be left on premises.

Contractor to do rough grading so as to divert water away from foundation during construction. He shall grade to form the terrace at the front of the house as shown and directed.

CONCRETE FOOTINGS:-

Pour concrete footings and walls where shown on plans for the main walls of the foundation under the main house, one story portion, front and rear porches, chimney and pier foundations. Concrete to consist of one (1) part of Portland Cement, three (3) parts of clean sharp sand and five (5) parts of clean gravel as will pass through a 3/4" ring or eight (8) parts river run gravel. All to be well mixed and used before any initial set has taken place, well tamped and top left level ready to receive the superstructure.

CONCRETE FLOORS:-

The basement under the house is to have a concrete floor 3 1/2" thick with a topping of 1/2".
Slope floor to drain.

CONCRETE FLOORS:-

Concrete is to be of mixture, same as foundations and topping, to consist of one (1) part cement to two (2) parts of sand, troweled to a smooth finish.

The porch and stops are to have a reinforced concrete floors with tile on the porch as specified hereinafter.

BRICKWORK:-

The house is to be faced with a smooth buff brick as selected by the owner and costing \$35.00 per M. f.o.b. cars Rock Island, Illinois. The foundation from the bottom of the first floor to grade is to be offset to receive the veneering and is to have wall ties placed to anchor same. Crimped galvanized wall ties shall be used to hold the brick to the sheathing.

All sills, belt courses, and caps shall be buff Bedford stone of first quality.

Fill between the top of the foundation and bottom of the sub floor with common brick.

The inside partitions in the basement shall be good quality cement blocks laid in lime and cement mortar.

The face brick shall be laid in cement mortar with 20% lime added to the cement. It shall be colored with chocolate coloring. Brick shall be laid with a tooled joint.

Chimney is to be built of common brick from basement to roof and face brick as required above the roof.

Fireplace to be built on concrete hearth lined with fire brick 4" thick on floor and walls with patent damper, ash drop and cleanout.

The fire brick to be faced with a pressed brick as selected. Hearth to be faced with tile as selected.

Flues for both fireplace and furnace are to be lined with flue lining and to have a 10x12 clean outs at the bottom.

Chimney to be capped with a cement cap.

STEEL & IRON:-

Furnish necessary lintels for all openings and fireplace. Furnish and install one (1) Kewanee all steel coal chute. Furnish and install steel basement sash glazed D.S. Dome damper, ash drop and cleanouts specified above.

LUMBER:-

All framing lumber is to be #1 Yellow Pine and all sub floor, wall and roof sheathing is to be #2 Yellow Pine shiplap. All framing is to be done in accordance to best practice. Joists doubled under partitions and around stair opening and bridged with one (1) row 1x3 bridging. All joists and studdings throughout are to be spaced 16" on center and all rafters are spaced 24" on centers. All framing is to be done with a view to causing the least possible shrinkage.

FINISH FLOORS:-

All flooring throughout the first and second floors shall be 13/16 x 2 1/4 face clear plain red oak flooring, except the kitchen, laundry, rear hall, and bath which shall be E. G. Fir depressed for linoleum furnished and installed by the Owner.

The attic shall be floored with #2 shiplap. No finish floors shall be laid until all trim and finish has been installed.

Cover sub floors with red rosin paper.

OUTSIDE WOOD FINISH:-

ROOF:- All outside wood finish to be C-White pine.

Cover the roof sheathing with Jumbo Asphalt shingles of green color.

STAIRS:-

The stairs from the basement to the first floor to have 1 5/8" Y.P. treads on 2" horses. The main stair is to be of the best mill stair construction with oak treads and gum risers with hand rail from first tread to wall similar to Curtis C - 900. Wall rail balance of way up.

INTERIOR FINISH:-

Interior finish lumber shall be back band design as detailed. Select red gum in Hall, Living Room, Dining room and Den. Balance White Pine first floor.

Chair rail in first floor bath room and kitchen. Cornice in Living Room, Dining Room and Hall as detailed of Select Red Gum. Picture mould in other rooms White Pine.

DOORS AND DOOR FRAMES OF SELECT RED GUM:-

All outside doors are to have frames with 1 1/2" jambs rabbetted for a 1 3/4" door on inside and a 1 1/8" screen door on outside; oak thresholds, and sills.

All inside doors to have 7/8" jambs and to have 1 3/4" stops to form rabbet.

Front door to be WP 1 1/2" thick BP glass stock design as shown on elevation.

Rear doors to be White Pine 1 1/2" thick DS Glass stock design IXL 653.

All interior doors are to be two panel stock design, IXL 501, sizes as marked on plans. All inside doors Select Red Gum. Coat Closet door to be mirror door.

WINDOWS:-

All double hung windows to have a 7/8" frame provided with pulleys.

All sash to be 1 3/8" thick and to be fitted with care and to be balanced by C I weights and braided sash cord. At meeting rail provide a sash lock. Two bar sash lifts for all double hung windows.

All sash to be 1 3/8" thick. Top sash of windows to have stock division of lights as shown. All outside frames set up at the Mill.

SCREENS AND STORM SASH:-

Furnish Galv. Screens for all outside openings, including basement and attic, Front and Rear screen doors combination doors. Also storm windows for all windows and combination doors for all doors. The front porch shall be fitted for screens and storm sash enclosure for winter.

HARDWARE:-

Outside door locks, with night latch, outside hardware solid bronze. Hardware in bath rooms and kitchen to be nickel plated.

All knobs inside to be glass. Allow \$150.00 for Finish Hardware.

Contractor shall furnish all weights, cord, nails, bolts and other rough hardware.

CUPBOARDS:-

Build in where shown on plans. Cupboards set up at Mill. The Owner will furnish the cupboard in the kitchen, the mantle, and book cases for the end of the Living Room. The contractor shall furnish all other cupboards.

MEDICINE CASE:-

Install in bathroom a medicine cabinet of stock design, with beveled plate mirror.

MISCELLANEOUS CARPENTRY:-

Furnish and install four (4) shelves in linen closet and one (1) shelf and hanging rods in other closets. Also cedar closet. Carefully insulate the pipe space of bathroom. Insulate the outside walls and 2nd floor ceiling with balsam wool.

SHEET METAL WORK:-

Erect a stock pattern OG Gutter of 26 Gauge galvanized iron at the eaves as shown on plan. This gutter is to be put up straight and be firmly braced joints.

Joints are to be riveted and soldered and ends closed. Erect a 3" square 26 gauge galvanized iron conductor pipe to carry water from each end of gutter as shown on plan securely fastened to house 1" from wall.

Flash wherever a roof surface intersects a vertical surface with Scotts IC 40 Lb. coat tin, painted both sides before using.

Furnish flashing and counter flashing around chimney. Install gas vent thru roof from the kitchen.

LATHING & PLASTERING:-

Lath all walls and ceilings including stairs to basement to bottom of first floor and stair to attic to bottom of ceiling joist with #1 cypress lath.

Install galvanized corner beads at all exterior angles and install a strip of metal lath in all vertical corners.

All the walls and ceilings are to be plastered with an approved patent plaster and finished with white coat throughout.

Mark off 1st floor bathroom below chair rail into 3x6 imitation tile. Use Keenes Cement in Bath Room.

Do all patching after trim has been installed. Plaster the entire basement ceiling on metal lath.

All exterior woodwork is to be primed and painted two (2) coats, lead and oil colored as selected.

All pulley stiles are to be given two coats of linseed oil.

All Gum on interior is to be given one coat of stain of walnut color and then two coats of varnish. The last coat to be flat varnish.

All White Pine is to be given four (4) coats of under and one (A) coat of white or ivory enamel as selected.

Oak floors to be given one coat filler and stain and two coats, floor varnish.

Basement woodwork to be painted two (2) coats as selected.

PLUMBING:-

Install all plumbing work in accordance with City Ordinance and State Laws.

Connect with sewer and water main.

Install floor drain in basement with hot and cold water connection over.

One 30- gallon heavy galvanized range boiler connected to furnace.

One Refrigerator drain.

One sill cock.

listed:

Also the following fixtures based on Standard fixtures

Tub - Pembroke P 2307 J

Closet - Sisto F 2288

Lavatory - Blackford F 107 G 22" x 27"

1st Floor Bath.

Tub - Pembroke P 2315 H - 5'-0"

Closet - Standard F 2496

Lavatory - Lucerne F 357 B 18" x 20"

Kitchen Sink - Bedford P 6707 QS 20" x 52"

Laundry Tubs Alden P 7300 F

TILE WORK:-

The 2nd floor bath shall have a floor of 2" hexagon matt glazed tile with a 6" sanitary cove base to match. Also walls of 4x4 square matt glazed tile with cap. Tile shall run to top of door casing approximately 6' - 11" high. All tile shall be set on the proper Portland cement base and shall be grouted with white cement.

The porch floor shall be 6x6 red quarry tile laid in Portland Cement.

FINALLY:

The linoleum, electric wiring and heating is not included in this contract but will be let separately by the Owner.

STATEMENT OF SIGNIFICANCE

Charles W. Borg may not have invented the Borg clutch but he did invent some very ingenious woodworking machines. From a ship's carpenter as a youth to a job building railroad boxcars to refinishing coaches to the designer and maker of the world recognized Peace Plow, he accomplished much for which he and we should be very proud.

The alloy for the blade of the plow contained a bayonet carried by Noah Wilson in the Revolutionary War, a piece of brass carried in the same war by Baron de Kalb, a pike made by John Brown to arm one of the Negroes of his "provisional government", Colonel Card's sword from the War of 1812, a handmade nail from the room where the Declaration of Independence was drafted by Thomas Jefferson, a key from Patrick Henry's desk, a piece of the first transatlantic cable and other historically interesting objects.

The bits of wood used to form the intricate patterns for the beam and handles included relics from the elm tree under which William Penn signed the treaty with the Indians, a piece of a log from Fort Duquesne, a scrap of the floor from Independence Hall and similar pieces.

It was one of the most complicated jigsaw puzzles the United States had ever seen. Charles Borg produced a strikingly beautiful and delicate example of modern marquetry.

From his first patented machine, which made doubletrees and wagon tongues in one operation, an automatic shaping planer, a machine for automatic production of barrel staves, a device for fellos, a wheel sanding machine, plow sharing machine, a hooking and boring device, an apparatus for combined singletree, a hooking and boring machine and a machine for segment of hollow wooden pillars. Principles of and/or from his woodworking inventions may still be used now.

However, his design of the Prairie Style home for himself and his family is a constant reminder of his legacies to the City of Rock Island and beyond

BIBLIOGRAPHY

Abstract of Title to Lots Nine and Ten, Block Two, Chicago or Lower Addition to City of Rock Island, 1836.

Bunn, Phillippi & Wilson Directory, 1885

Casey, Robert J. Mr. Clutch, The Story of George William Borg New York: The Bobbs-Merrill Company, 1948.

Davenport City Directories 1890, 1900, 1923, 1927, 1930, 1932.

Deere & Mansur Co. Catalogue 1892. Moline.

Historical Encyclopedia of Illinois and History of Rock Island County. Chicago: Munsell Publishing Company, 1914.

Massey, James B. and Maxwell, Shirley. House Styles in America. New York: Penguin Books USA, Inc., 1996.

McAlester, Virginia and Lee. A Field Guide to American Houses. New York: Alfred Knopf, 1984.

Meese, William A. Early Rock Island. Moline: Press of Desaulniers 1905.

Oursler, Will. From Ox Carts to Jets. Englewood Cliffs: Prentice-Hall, Inc., 1959.

Past and Present Rock Island County Illinois. Chicago: H. F. Kett & Company, Publishers, 1877.

Phillips, Steven J. Old-House Dictionary, An Illustrated Guide to American Architecture 1600 - 1940. Lakewood, Colorado: American Source Books, 1989.

Portrait and Biographical Album of Rock Island County, Illinois Chicago: Biographical Publishing Co., 1885.

Rock Island City Directories - 1856 - 931

Rock Island County Index to Marriage Register, No. 1, 1836-1906

The Developer Illustrated, Vol. 10, No. 1, ca. 1895

The Dispatch

Borg & Beck - 1 January 1913

Off The Beaten Path - 26 May 1949

Off The Beaten Path - 2 September 1953

The Milan Independent

Rites Are Held For Treichler - 2 September 937

The Quad-City Times

Two Men Laid Out The Town - 28 March 1976

The Review Dispatch

Deere & Mansur Company Advertisement - 17 February 1887

The Rock Island Argus

Last Tribute of William E. Brooks - 2 January 1886

Mrs. Louis Mosenfelder, Wife - 15 May 1933

Wallace Treichler, County Superintendent - 31 August 1937

Funeral Held In Chapel - 2 September 1937

The Town Crier - 3 May 1944

Charles W. Borg, 85, Early Shop - 26 November 1946

Mrs. Carl Borg, Widow of Clutch Inventor - 8 November 1965

The Rock Islander

Rail Road Notice - 2 May 1855

Special appreciation is extended to:

Judy Belan, Librarian, Special Collections, Augustana College
Ann and Edward Keefe, for loaning the property's abstracts, the
drawings and plans by Charles W. Borg, Heating and Plumbing Plans,
by Channon & Dufva, dated 17 August 1929, Rock Island, Illinois and
Specifications for Residence of C. W. Borg by Axel Carlson Company,
Moline, Illinois.