**Form 10.300**

**UNITED STATES DEPARTMENT OF THE INTERIOR**

**NATIONAL PARK SERVICE**

**NATIONAL REGISTER OF HISTORIC PLACES**

**INVENTORY - NOMINATION FORM**

(Type all entries - complete applicable sections)

| 1. NAME | Paine House

AND/OR HISTORIC: Francis Brayton House |
|-----------------|-----------------
| 2. LOCATION | Station Street

CITY OR TOWN: Coventry |
| STATE: Rhode Island |
| COUNTY: Kent |
| CODE: 44 |
| 3. CLASSIFICATION | CATEGORY (Check One)

- District
- Site
- Building
- Object

<table>
<thead>
<tr>
<th>CATEGORY (Check One)</th>
<th>OWNERSHIP</th>
<th>STATUS</th>
<th>ACCESSIBLE TO THE PUBLIC</th>
</tr>
</thead>
<tbody>
<tr>
<td>District</td>
<td>Public</td>
<td>Occupied</td>
<td>Yes: Restricted</td>
</tr>
<tr>
<td>Site</td>
<td>Private</td>
<td>Unoccupied</td>
<td>Unrestricted</td>
</tr>
<tr>
<td>Building</td>
<td>Both</td>
<td>Preservation work</td>
<td>No</td>
</tr>
<tr>
<td>Object</td>
<td>Public Acquisition: In Process</td>
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<tr>
<td></td>
<td>Being Considered</td>
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<td></td>
</tr>
<tr>
<td></td>
<td>Yes: Restricted</td>
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<td></td>
</tr>
<tr>
<td></td>
<td>Unoccupied</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>Unrestricted</td>
<td></td>
<td></td>
</tr>
<tr>
<td></td>
<td>No</td>
<td></td>
<td></td>
</tr>
</tbody>
</table>

PRESENT USE (Check One or More as Appropriate)

- Agricultural
- Government
- Park
- Transportation
- Comments

- Commercial
- Industrial
- Private Residence
- Other (Specify)

- Educational
- Military
- Religious
- Scientific

4. OWNER OF PROPERTY

OWNER’S NAME: Western Rhode Island Civic Historical Society

STREET AND NUMBER: Station Street

CITY OR TOWN: Coventry

STATE: Rhode Island

5. LOCATION OF LEGAL DESCRIPTION

COURTHOUSE, REGISTRY OF DEEDS, ETC:

Registry of Deeds, Coventry Town House

STREET AND NUMBER: 75 Main Street

CITY OR TOWN: Coventry

STATE: Rhode Island

6. REPRESENTATION IN EXISTING SURVEYS

TITLE OF SURVEY: Historic American Buildings Survey

DATE OF SURVEY: 1955

DEPOSITORY FOR SURVEY RECORDS:

Library of Congress

STREET AND NUMBER: Independence Avenue and 1st Street, S.E.

CITY OR TOWN: Washington

STATE: District of Columbia

CODE: 11
The Paine House is a two-and-a-half story, shingled house set on a stone foundation and covered by a broad gable roof of steeper pitch on the south. The front or south entrance has a four-panel door capped by a four-light transom and surrounded by a moulded frame. All of the windows have six-over-six sash and plain wood-pegged frames.

The roof framing and foundation walls indicate that the original house was built on a one-room plan at the southeast corner of the present house. The chimney for the original house no longer exists (the present chimney is centrally located) but there is evidence that there were once stairs that led from the southeast room to the cellar. This southeast room is on a higher level than the rest of the first floor. The Historical Society believes that the house dates from the years immediately following King Philip's War, and the basic one-room plan as well as the vertical sheathing and batten doors do belong to seventeenth-century tradition. This early date cannot, however, be satisfactorily substantiated by written records or physical evidence.

Throughout the Paine House there are beaded corner posts, plastered walls, and mostly wide floorboards. The interior doors are four-panelled or made of vertical sheathing but none of the original hardware remains. The fireplaces have relatively simple mantels that are one-story and basically alike with moulded, eared surrounds. In the southwest room the fireplace now has a late nineteenth-century mantel. In this room and the center front room the hearths are of stone. There are three staircases, each of which is steep and enclosed with sheathing. In the northeast corner of the cellar there is an old well, now filled in, and on the west, evidence of what must have been a tavern room.

\[\text{PLAN OF FIRST FLOOR}\]
### STATEMENT OF SIGNIFICANCE

Records indicate that the Paine House or main part of it was built in 1748 by Francis Brayton (1721-1783), a blacksmith from Portsmouth, Rhode Island. He was descended from Francis Brayton who had come to Portsmouth from England in 1640. In 1742 he married Sarah Phillips; in 1743 his first son Francis, Jr. was born; and in 1745 he bought 190 acres of land in Coventry. Census records for 1747 list Francis Brayton as living in Portsmouth but his fourth son was born in Coventry the following year. Francis Brayton was recognized as a town leader for he served eleven years as a councilman and was one of the four men in Coventry continuously chosen moderator at town meetings.

At his father's death in 1783 Francis, Jr., the eldest of the ten Brayton children, inherited the house and twenty-two acres of land. In 1785 he was granted a license to sell liquor, and twelve years later when he sold the property, it was described as comprising: twenty-two acres, a dwelling house, a blacksmith shop near the highway before the dwelling house, and sundry outbuildings. Charles Holden continued the tavern business, renewing Brayton's license "to retail spiritous liquors and keep a house of entertainment." His son Anthony later ran the tavern and a sign reading "1801, Entertainment for Travelers, Good Stabling for Horses, by A. Holden" remains in the house from this period. In 1849 the property was described as twenty-seven acres of land with a dwelling house, barn, store, and other buildings. The house was acquired by the Paine family in 1866 and in 1953 became the property of the Western Rhode Island Civic Historical Society.

The Waterman and Brayton Taverns were two of the most popular and long-lived taverns in Coventry. The Brayton Tavern was located on the "Eight Rod Highway", the principal thoroughfare for the agricultural trade between markets in Providence and eastern Connecticut. This tavern was thus a convenient stopping place for travelers, a center for exchanging news and information, and a place where town and personal business was transacted. The original tap room in the cellar (ground level on the west), large common room on the first floor, and numerous small rooms on the upper floors for overnight patrons are preserved today as a reminder of the brisk tavern business which the Brayton, later known as Holden Tavern, must have enjoyed during the late eighteenth and early nineteenth centuries.
Western Rhode Island Civic Historical Society, "The Paine House"
Town of Coventry Deed Records

10. GEOGRAPHICAL DATA

LATITUDE AND LONGITUDE COORDINATES

<table>
<thead>
<tr>
<th>CORNER</th>
<th>LATITUDE</th>
<th>LONGITUDE</th>
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</thead>
<tbody>
<tr>
<td>NW</td>
<td>Degrees Minutes Seconds</td>
<td>Degrees Minutes Seconds</td>
</tr>
<tr>
<td>NE</td>
<td>Degrees Minutes Seconds</td>
<td>Degrees Minutes Seconds</td>
</tr>
<tr>
<td>SE</td>
<td>Degrees Minutes Seconds</td>
<td>Degrees Minutes Seconds</td>
</tr>
<tr>
<td>SW</td>
<td>Degrees Minutes Seconds</td>
<td>Degrees Minutes Seconds</td>
</tr>
</tbody>
</table>

LATITUDE AND LONGITUDE COORDINATES
DEFINING THE CENTER POINT OF A PROPERTY OF LESS THAN TEN ACRES

<table>
<thead>
<tr>
<th>LATITUDE</th>
<th>LONGITUDE</th>
</tr>
</thead>
<tbody>
<tr>
<td>Degrees Minutes Seconds</td>
<td>Degrees Minutes Seconds</td>
</tr>
</tbody>
</table>

APPROXIMATE ACREAGE OF NOMINATED PROPERTY: 0.5

LIST ALL STATES AND COUNTIES FOR PROPERTIES OVERLAPPING STATE OR COUNTY BOUNDARIES

STATE: 
CODE: 
COUNTY: 
CODE: 

STATE: 
CODE: 
COUNTY: 
CODE: 

STATE: 
CODE: 
COUNTY: 
CODE: 

STATE: 
CODE: 
COUNTY: 
CODE: 

11. FORM PREPARED BY

NAME AND TITLE:
Mrs. Richard P. Sullivan, Grants Administrator

ORGANIZATION:
Rhode Island Historical Preservation Commission

DATE:
April 1, 1974

STREET AND NUMBER:
52 Power Street

CITY OR TOWN:
Providence

STATE:
Rhode Island

CODE:

12. STATE LIAISON OFFICER CERTIFICATION

As the designated State Liaison Officer for the National Historic Preservation Act of 1966 (Public Law 89-665), I hereby nominate this property for inclusion in the National Register and certify that it has been evaluated according to the criteria and procedures set forth by the National Park Service. The recommended level of significance of this nomination is:

National [ ] State [ ] Local [X]

Name ____________________________

Title ____________________________

Date ____________________________

I hereby certify that this property is included in the National Register.
_______________________________

Director, Office of Archeology and Historic Preservation

Date ____________________________

ATTEST:
______________________________

Keeper of The National Register

Date ____________________________
**UNITED STATES DEPARTMENT OF THE INTERIOR**  
**NATIONAL PARK SERVICE**  
**NATIONAL REGISTER OF HISTORIC PLACES**  
**PROPERTY PHOTOGRAPH FORM**  
*(Type all entries - attach to or enclose with photograph)*

1. **NAME**  
   **COMMON**  
   Paine House  
   **AND/OR HISTORIC**  
   Frances Brayton House  
   **NUMERIC CODE (Assigned by NPS)**

2. **LOCATION**  
   **STATE**  
   Rhode Island  
   **COUNTY**  
   Kent  
   **TOWN**  
   Coventry  
   **STREET AND NUMBER**  
   Station Street

3. **PHOTO REFERENCE**  
   **PHOTO CREDIT**  
   James Gibbs  
   **DATE**  
   February 1973  
   **NEGATIVE FILED AT**  
   52 Power St., Prov., R.I.

4. **IDENTIFICATION**  
   **DESCRIPTION VIEW, DIRECTION, ETC.**  
   View of the south and west sides of the Paine House showing the main entrance on the first floor and the original entrance to the tavern on ground level
Paine House

Frances Brayton House

Rhode Island

Kent

Coventry

Station Street

James Gibbs

February 1973

View of the west wall in the southeast front parlor. Note moulded, eared fireplace surrounds.
Paine House

GEOGRAPHICAL COORDINATES:

Latitude: 41° 41' 29.34" N
Longitude: 71° 33' 53.14" W
1. Name
   Common: Paine House
   And/or Historic: Frances Brayton House

2. Location
   Street and Number: Station Street
   City or Town: Coventry
   State: Rhode Island
   Code: 44
   County: Kent
   Code: 003

3. Map Reference
   Source: U.S. Geological Survey
   Scale: 1:24,000
   Date: 1955; photorevised 1970

4. Requirements
   To be included on all maps:
   1. Property boundaries where required.
   2. North arrow.
   3. Latitude and longitude reference.