

## OREGON CITY HISTORIC RESOURCE SURVEY FORM

Street Address: <b>721-721 1/2 JEFFERSON ST</b>				City: <b>OREGON CITY</b>	
USGS Quad Name: <b>Oregon City</b>		GPS Latitude: <b>45 21 23 N</b>		Longitude: <b>122 36 10 W</b>	
Township: <b>02S</b>	Range: <b>02E</b>	Section: <b>31</b>	Block: <b>101</b>	Lot: <b>1x</b>	Map #: <b>22E31AD</b> Tax Lot #: <b>3800</b>
Date of Construction: <b>c. 1911</b>		Historic Name: <b>Rands, Jane C., House</b>		Historic Use or Function: <b>Domestic - single dwelling</b>	
Grouping or Cluster Name: <b>NA</b>		*Current Name or Use: <b>Domestic - duplex</b>		Associated Archaeological Site: <b>Unknown</b>	
Architectural Classification(s): <b>Bungalow</b>			Plan Type/Shape: <b>Rectangle</b>		Number of Stories: <b>1.5</b>
Foundation Material: <b>Concrete</b>			Structural Framing: <b>Unknown</b>		Moved? <b>No</b>
Roof Type/Material: <b>Gable / Composition shingle</b>			Window Type/Material: <b>Multi/1 wood double-hung</b>		
Exterior Surface Materials Primary: <b>Lap</b>			Secondary:		Decorative:
Exterior Alterations or Additions/Approximate Date: <b>Exterior south stair added for apartment</b>					
Number and Type of Associated Resources: <b>Small storage building at rear (1)</b>					
Integrity: <b>Good</b>		Condition: <b>Good</b>		Local Ranking: <b>Designated Historic Site</b>	National Register Listed? <b>No</b>
Potentially Eligible: <input type="checkbox"/> Individually or <input checked="" type="checkbox"/> As a contributing resource in a district Not Eligible: <input type="checkbox"/> Intact but lacks distinction <input type="checkbox"/> Altered (choose one): <input type="checkbox"/> Reversible/Potentially eligible individually or in district <input type="checkbox"/> Reversible/Ineligible as it lacks distinction <input type="checkbox"/> Irretrievable loss of integrity <input type="checkbox"/> Not 50 years old					
Description of Physical and Landscape Features:					
This 1-1/2 story bungalow has a rectangular plan with a north addition, a rear shed dormer and a separate south exterior entrance to the half story. It sits on a board formed concrete foundation and is clad in beveled siding with corner boards (no corner boards on the north addition). There is also a capped water table, not on the north addition. There is a large bargeboard with brackets at the gabled roof ends. The bargeboard ends are pointed and the roof is covered with composition shingling. The rafter tails are exposed. The windows are primarily 3/1 wooden double-hung with two front windows of 9/1 fixed and 1/1 wooden double-hung in back. The windows have wide surround boards. There are two chimneys with soldier bricked tops. The front porch is gabled matching the character of the main roof and supported by tapered columns with a frieze. The balustrade is solid and clad in beveled siding. There is evidence of a basement level garage, the opening has been filled and a regular door added. There is also a small storage building to the rear. There is a large Douglas Fir to the northeast and a deciduous to the southeast.					
Statement of Significance:					
Mrs. Jane C. Rands, wife of Edward P. Rands, was born in Manchester, England in 1832. She settled in Providence, Rhode Island with her parents. She then moved to Illinois where she married Edward Rands in 1850. They moved to Iowa and later to Oregon in 1877. Mr. Rands died in 1903. Mrs. Rands died in 1917. Their son, Harold A. Rands also owned the house. Jules Verne Dustin purchased the property in 1923, and owned it through the remainder of the historic period, selling the property in 1973. Mr. Dustin was a bookkeeper and his wife, Blanche, operated a kindergarten. Living with them were their children, Lois, Donna, Jean and Dale, and Dale's wife Wilma (in 1953). 1958 listings show a retired Jules and Blanche Dustin with renters, James McCartney of Publishers Paper and Susan Latta, a teacher, followed by another teacher, Clifford Burns. Throughout the 1960s and early 1970s Jules and Blanche Dustin lived in the house with two renters in two separate units (721b and 721 1/2).					

Researcher/Organization: <b>Carin Petersen / HPNW</b>			Date Recorded: <b>4/6/2002</b>		
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