



CURTIS TUNNELL  
EXECUTIVE DIRECTOR

# TEXAS HISTORICAL COMMISSION

P.O. BOX 12276

AUSTIN, TEXAS 78711

(512) 463-6100

August 20, 1986

Duane Gage, Chairman  
Tarrant County Historical Commission  
c/o TCJC NE Campus  
828 Harwood Road  
Hurst, Texas 76054

Re: Melat House

Dear Duane:

The State Marker Committee has completed its review of the above referenced historical marker application and has determined that the subject is not eligible for historical marking at this time.

Although the house appears to have retained its original fabric and appearance, it cannot be considered to be outstanding in the context of Fort Worth's architectural history. In circumstances such as this, when the architectural associations are not strong, we look to the historical associations which, if very strong, may render the structure eligible for the Recorded Texas Historic Landmark (building marker) designation.

Since a variety of owners involved in a variety of professions and businesses have lived in the home (none of them for more than 10 or 20 years at a time), the committee did not feel the historical associations were strong enough to render a marker. The association with its architect, Joseph Pelich, could be considered an important historical link; however, since Pelich died only in 1969, he will not be eligible to be mentioned on a marker until 1989.


The State Marker Committee encouraged a resubmittal of this application in three years. The Committee's decision should in no way detract from the pride the owners feel for their home. The members, in fact, were quick to comment on its attractiveness; unfortunately, not every attractive home is eligible for a building marker.

*The State Agency for Historic Preservation*

Duane Gage  
August 20, 1986  
page 2

We will be glad to return the photographs and written documentation provided with this application upon request. Please do not hesitate to let me know if you have any questions about this matter.

Sincerely,

A handwritten signature in blue ink that reads "Frances Rickard". The signature is written in a cursive style with a large initial 'F'.

Frances Rickard, Director  
Research and Markers

cc: Virginia P. Sherman



# Tarrant County Historical Commission

P. O. Box 18331 Fort Worth, Texas 76118

COUNTY JUDGE  
Mike Moncrief

COUNTY COMMISSIONERS  
Richard T. Andersen  
O. L. Watson  
Bob Hampton  
B. D. Griffin

OFFICERS  
Ch. Duane Gage  
V. Ch. Beryl Gibson  
Sec. Ruth R. Stone  
Treas. John Hugh Smith

Jan 1, 1986



TARRANT COUNTY COURT HOUSE  
FORT WORTH, TEXAS

#### MEMBERS

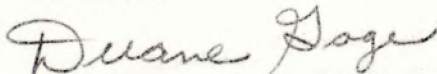
Frances M. Allen  
Dee Barker  
Paul Campbell  
William Cantwell  
B. J. Clark  
Evelyn Cushman  
Judy Flynn  
Alta Lee Futch  
Dorene Goodson  
Linda Guminski  
Gary Havard  
Pamela Holland  
Gordan Kelley  
Katherine Livingston  
Sue McCafferty  
Howard H. McPeak  
Lorraine Miller  
Steve Murrin  
Michael E. Patterson  
Janie Reid  
Dorothy Rencurrel  
Gail Riley  
Carol Roark  
Lenora Rolla  
Lorraine Roudon  
Ruby Schmidt  
Drucilla Sheldon  
Billy W. Sills  
Mildred Spratling  
Ben Ann Tomayko  
G. Gardner Williams  
Bette Wilson  
C. George Younkin

Frances Rickard  
Hist. Marker and Research Dpt  
Texas Historical Commission  
Box 12276  
Austin, Texas 78711

Dear Frances:

Enclosed please find blueprints of the Melat House, 2600 Ryan Place Drive, Fort Worth, which should clear up the architect's questions concerning the house's original construction.

Sincerely,



Duane Gage  
Chairman

Research and Markers Department  
Texas Historical Commission  
P.O. Box 12276  
Austin, Texas 78711  
512/475-3092

Date: December 20, 1985

RE: MELAT HOUSE  
Tarrant County

Dear Applicant/County Chairman:

Our staff has made a preliminary review of the above referenced marker application. Before we can complete our evaluation; however, we need the following information (note checked items below). We will place the application on hold until all requested material has been received.

- Black and white photographs of each side of the structure, plus any available historic photos.
- Unified narrative history (see marker policy #3).
- Bibliography of sources (see marker policy #3).
- Footnotes (see marker policy #3).
- 8½" x 11" white bond paper.
- Signature of county historical commission chairman on application form.
- Street address of or directions to the proposed marker site.
- Street address or telephone number for the person to whom the marker is to be shipped (the shipping firm will not deliver to post offices or to rural route box numbers).
- Permission of property owner for the marker's placement.
- Size and/or type of marker.
- Surface to which marker will be attached (brick, stone, stucco over stone, etc.).
- Other: Our architectural historian was uneasy about the columned corner pavilions and requested that we ask for an historic photo or Sanborn map check to see if they are original. Thank you.

Thank you for your assistance with this request. If you have any questions about the material we need, please contact the Research and Markers Department of the Texas Historical Commission.

Sincerely,

*Frances Rickard*

Frances Rickard, Historian  
Research and Markers

Copies sent to: Duane Gage, Virginia P. Sherman, Ruth Reiter Stone





CURTIS TUNNELL  
EXECUTIVE DIRECTOR

# TEXAS HISTORICAL COMMISSION

P.O. BOX 12276

AUSTIN, TEXAS 78711

(512) 475-3092

August 22, 1985

Duane Gage  
TCJC NE Campus  
828 Harwood Road  
Hurst, TX 76054

RE: MELAT HOUSE  
16" x 12" Building Marker without Post

Dear Mr. Gage:

This letter is to notify you that we have received the above referenced marker application.

The application first will be reviewed and evaluated by the Texas Historical Commission staff. Should additional information be needed, you will be contacted. After any deficiencies have been corrected, copies of the application will be sent to the members of the State Marker Committee, who will make the final determination of the topic's acceptability for marking.

You will be notified as soon as the committee makes its decision. If the topic is approved for marking we will request payment at the time of notification. If not approved, the application will be returned along with a letter of explanation.

Because of the variables involved in the marker process and because we must coordinate our orders with the schedule of a contracting foundry, we would ask that the dedication dates not be set until you have received notice that the marker has been shipped.

We appreciate your interest in preserving the history of Texas.

Sincerely,

Dan K. Utley, Director  
Research and Markers

DKU/cy

cc: Virginia P. Sherman

*The State Agency for Historic Preservation*



# APPLICATION FORM FOR OFFICIAL TEXAS HISTORICAL MARKER

Texas Historical Commission  
Research and Markers Department  
P.O. Box 12276, Austin, Texas 78711

8725  
AUG 20 1985

Title of Marker (subject to revision by THC staff) <b>MELAT HOUSE</b>		County <b>TARRANT</b>	
Marker Location (from nearest town on state map) <b>2600 Ryan Place Drive, Fort Worth, Texas</b>			
Distance and direction of subject from marker site <b>front porch</b>		If not on post, surface to which marker will be attached <b>brick outside wall</b>	
Owner of Marker Site <b>Virginia P. Sherman</b>	Address <b>2600 Ryan Place Drive, Fort Worth Tx 76110</b>		City, Zip
Sponsor of Marker <b>Virginia P. Sherman</b>	Address <b>above</b>		City, Zip
Signature of County Chairman <b>Duane Jozz</b>	Address <b>% TCJC NE Campus, 828 Harwood Road, Hurst, Texas 76054</b>		City, Zip
Person to whom marker is to be shipped *	<b>Virginia P. Sherman, 2600 Ryan Pl. Dr., Fort Worth, TX 76110</b>		

\*NOTE: Freight companies cannot ship to route or box numbers. If street address is unavailable, please provide a phone number. If marker is to be placed on highway right-of-way, it will be shipped to your district highway engineer.

Please consult the back of this page for specifications of the markers available. Check the items desired below. Approval of the application and narrative history *must* be obtained from the county historical commission, as indicated by the county chairman's signature on this form, before forwarding the material to the Texas Historical Commission. Please *do not* send payment if ordering subject or building markers; funds will be requested once the application has been approved by the State Marker Committee.

5 1/8% state sales tax must be added to the price, except if purchased by a tax-exempt organization.

### SUBJECT MARKERS

- |   |                |
|---|----------------|
|   | With tax       |
| <input type="checkbox"/> 16" x 12" grave marker (comes with mounting bar) . . . . | \$190 \$197.84 |
| <input type="checkbox"/> 27" x 42" subject marker with post . . . . .             | \$650 \$676.84 |
| <input type="checkbox"/> 27" x 42" subject marker without post . . . . .          | \$600 \$624.78 |
| <input type="checkbox"/> 18" x 28" subject marker with post . . . . .             | \$375 \$390.49 |
| <input type="checkbox"/> 18" x 28" subject marker without post . . . . .          | \$300 \$312.39 |
- I(We) request RTHL designation be considered for this marker.

### BUILDING MARKERS

- 16" x 12" building marker with post . . . . . \$350 \$364.45
- 16" x 12" building marker without post . . . . . \$300 \$312.39

Applications for building markers will automatically be considered for the RTHL designation. Please read carefully Texas Marker Policies 13 through 18, and indicate that you have done so by signing below.

*Virginia P. Sherman*  
Signature of owner

### PAPERWEIGHTS

- Please indicate quantity desired.
- 3" x 4" plastic paperweight  
mounted with replica of marker . . . . . \$90 \$93.71  
*Allow 2 months from completion of marker  
for receipt of paperweight.*
- Medallion paperweight . . . . . \$40 \$41.65  
*Allows four lines of engraving; please indicate desired wording.*

### DIRECTIONAL SIGNS

Please indicate quantity desired and give location(s) on form above:  
24" x 24" Historical Markers In City sign . . . . . \$80 \$83.30  
*These will be shipped to and placed on your town's city*

- Black
- Green
- 18" x 22"
- App*
- With
- With
- With

*Enclosed:  
material from  
the Melat House  
application  
per your request.  
Frances R.  
8/28/86*

- Nation
- 12" x 6
- 16" x 1  
(see po
- Replac
- Bronze  
granite
- Bronze  
1936 gr
- Bronze  
1936 gr
- Bronze  
1936 gr
- Certificates of commendation . . . . . 50¢ each



8725 |

MELAT HOUSE

Researched By  
Ruth Reiter Stone  
#3 Chase Court  
Fort Worth, Texas  
76110

The Melat House, at 2600 Ryan Place Drive, was built in 1923. The Tarrant County Historic Resources survey describes it as:

a large and dignified house set on spacious grounds, designed by Joseph R. Pelich and built in 1923 by John C. Ryan, Jr. The original owner was H. Alonzo Melat, superintendent of the Gulf Production Co., who lived here until 1933. The house has had four other owners since that time. It is a two-story gabled structure with a veneer of red brick and green-tiled roof. A fastidiously symmetrical composition, with identical gabled wings at each end, connected to roof-terraced logias which project forward to flank a full front terrace. The central pedimented portico is flanked by small-paned doors openings onto the terrace. Regularly spaced double-hung windows are small-paned. Three carefully spaced vent dormers reinforce the symmetry of the front elevation. With further documentation to assess its architectural integrity, the house may be eligible for the National Register.

There are iron railings at the upstairs windows and at the side extensions of the house. The side extensions are supported by Tuscan unfluted pillars in groups of three. The pediment has singular fluted Corinthian pillars. Doors across the front of the house open out to the semicircular terrace of red tile.

Coming into the vestibule, from the centrally located front door, is a powder room on the right. Just opposite is a door leading to the full basement. Straight ahead, through French doors, is the central hall with the stairs facing to the back of the house. To the right is the dining room that has a very detailed wide cornice with dentils. The living room to the left has an identical cornice. This room has a gas fireplace surrounded by black and gold Italian marble. The wood mantel is decorated with garland and medallions. Further to the right, through French doors, is the sun room with a floor of square red tile.

The crystal chandeliers in the living room and dining room are original to the house. The rest of the ceiling fixtures are very old brass candle holders from Virginia that were electrified by Mr. Sherman. The floors are unstained narrow

oak, the walls are plaster, and there is nice picture framing around the doors and windows painted olive.

The square upstairs hall particularly arcs over the stairs, which is most unusual. There is a large attic fan on the ceiling over the stairs. This hall contains a built-in book case with glass doors. The southeast bedroom has a gas fireplace tiled in yellow, and the walls are painted the mustard yellow of Williamsburg, Virginia. The nursery is at the southwest corner of the house. The closet to this room has a low rod, and low easy to reach shelves. Going through louvered doors, to an anteroom and beyond, is the bath-shower room that has a most interesting vanity recessed with arched tile overhead. The tile is white with black trim in this room. Dr. Black's study was the middle bedroom, next to his northeast bedroom. The Shermans have kept all of this shelving to his study.

The pink and rust colored kitchen has not been modernized. There are free standing cherry and pine armoires, brought from Virginia, instead of cabinets. The color scheme throughout is authentic to Williamsburg, and compliments the American Federal style furniture. The pewter, flo-blue china, poster beds and several antique grandfather clocks are much in keeping with the style of this colonial revival house.

H. Alonzo Melat bought lots 1 and 2 in Block 20 of the Ryan Place Addition to the City of Fort Worth, from the John C. Ryan Land Company for \$6,000. This piece of property was subject to the usual conditions to secure the erection of private residences of a high grade set forth by John Ryan, President. This occurred on February 12, 1923.<sup>2</sup>

On February 13, 1923 H.A. Melat and his wife, Jennie G. Melat, obligated themselves to pay John C. Ryan, Jr. for a dwelling house and garage with maid's quarters, to be built on their property at Lots 1 and 2, Block 20 of Ryan Place Addition. This was a valid mechanic's, material man's, laborer's and contractor's lien. John C. Ryan, Jr. gave the Melats a release of this mechanic's lien on August 17, 1933.<sup>3</sup>



Joseph R. Pelich was the architect for the house at 2600 Ryan Place Drive. He labeled the plans Job No. 51 for Mr. John C. Ryan, Jr., dated December 1, 1922.<sup>4</sup>

On July 10, 1923 W.G. Clarkson and his wife, Mary Kate Clarkson, sold Lot 3 and the north half of Lot 4 in Block 20 of Ryan Place to the John C. Ryan Land Company, a private corporation for \$3,750.<sup>5</sup> The same day H.A. Melat bought this property from the John C. Ryan Land Company for the same price and with the stipulation that both these lots be considered as one lot.<sup>6</sup>

On August 18, 1933 O.P. Leonard bought the house on Lot 1, and 2, and lots 3 and the north half of 4 from H.A. Melat. The property was subject to the restrictions contained in the original deeds from the John C. Ryan Land Company to H.A. Melat.<sup>7</sup>

On May 18, 1943 O.P. Leonard and his wife, Margery Leonard sold the house and lots to Gladys E. Lang. Gladys E. Lange and her husband, Arthur A. Lange, took out one promissory note.<sup>8</sup> The same day Arthur A. Lange and Gladys E. Lange gave a Deed of Trust to Elam Henderson, Trustee for O.P. Leonard.<sup>9</sup> On October 30, 1945 O.P. Leonard acknowledged the full and final payment of the note.<sup>10</sup>

On April 6, 1950 Thomas W. Black bought the house from Arthur A. Lange and his wife, Gladys Lange.<sup>11</sup>

John T. Sherman and his wife, Virginia P. Sherman, who were living at 2800 Hemphill, bought the house from the Thomas W. Black estate on September 22, 1970.<sup>12</sup>

#### TOM W. BLACK

Tom W. Black was a native of Bridgeport, Illinois. He graduated from the old Central High School in Fort Worth, and Texas Christian University. He received his medical degree from the Medical School of Washington University in St. Louis, Missouri. He had contracted polio in his youth and walked with a marked limp. Dr. Black married Mary Jane Swift.

He practiced medicine in Fort Worth for twenty-one years, was president of the Texas Pediatric Society and director of the first Fort Worth clinic devoted exclusively to the diagnosis and care of muscular dystrophy patients, which was established in January 1965 and W.T. Cook Children's Hospital. He was a former chief of staff at W.T. Cook Children's Hospital and contributed to the diagnostic outpatient clinic of the Elk's Lodge at Cook. He was a former vestryman and warden of St. John's Episcopal Church.

On May 10, 1965 Dr. Black, 49, his wife, 48, and their son Allan, 23, were killed in a plane crash during rough weather twelve miles south of Canton, Texas. The light plane belonged to Texair Flyers, and Allan, the pilot, was a member of the club.

Services were conducted by Reverend John R. Leatherbury, rector of St. John's Episcopal Church. They were buried in Greenwood Cemetery.<sup>13</sup>

#### ARTHUR A. LANGE

Arthur A. Lange was a native of Chicago, Illinois. He lived in Fort Worth for 47 years. He had been in private practice in Fort Worth and Eliasville for more than 50 years. His office had been at 408 Medical Arts Building. Dr. Lange delivered more than 3,000 babies in Fort Worth. He was a member of Central United Methodist Church, Tarrant County Medical Society, American Medical Association of Texas, Texas Medical Association and the Masonic Lodge No. 1175 of Eliasville, Illinois. On May 27, 1976 he died at age 85, while he was residing at 2636 A Merrick Street in Fort Worth. Masonic rites were conducted at Laurel Land, and internment was in the mausoleum.<sup>14</sup>

#### O.P. LEONARD

O.P. Leonard was president of Leonards Department Store, and his brother was vice-president.<sup>15</sup> Leonards slogan was "more merchandise for less money." This store was located from Houston Street to Throckmorton Street, and from First Street



to Second Street in downtown Fort Worth. They sold wholesale and retail groceries and dry goods, field and garden seed, fresh and cured meats, fruits and vegetables, auto accessories and supplies, farm equipment and supplies, drugs and drug sundries, hardware and houseware.<sup>16</sup> This was a leading store in Fort Worth for many years; it is now out of business. O.P. Leonard and his wife still live in Fort Worth.

#### H. ALONZO MELAT

On August 1, 1903 H. Alonzo Melat went to work for Gulf Product Company.<sup>17</sup> He was superintendent of the Gulf Product Company in Fort Worth from 1927 to 1932.<sup>18</sup> His job was marketing oil and gas products to filling stations.<sup>19</sup> In 1932 he was transferred to Wichita Falls. He and his wife, Jennie had two daughters.<sup>20</sup> Mr. Melat died June 9, 1953.<sup>21</sup>

#### JOSEPH R. PELICH

Joseph R. Pelich's father was a textile worker from Prague, Czechoslovakia. He moved first to Paris, New York, then Cleveland, Ohio. Joseph Pelich was born in 1892 in Cleveland, Ohio. His father, doing quite well in the textile business, sent his four sons to college. Joseph went to Cornell University, graduating in 1914 in architecture. He won the Beaux Arts award, and was to go to Paris, but account of the war, could not go. He joined the Canadian Air Force in World War I and came to Fort Worth. He was stationed at the airfield and taught flying.

Mr. Blair, a large wholesale grocer and in real estate in Dallas, invited Mr. Pelich to Thanksgiving Day lunch. He met Mr. Blair's daughter, Kathleen, and they fell in love. She had tuberculosis of the bone. Because of this, they did not marry until five years later, in 1921. Their only child, Joseph, Jr., was born in 1922.<sup>22</sup>

In 1923 Mr. Pelich's architectural office was at 213 W.T. Waggoner Building. He and his wife lived at 139 Belle Place.<sup>23</sup>

In 1930 he built their home, a Tudor style, at 716 Westview Drive. It is located west of Rivercrest Country Club. Foreseeing the future, he put in airducts for air conditioning that were not used until 1957, when a Lenox heat and air conditioner system was installed. His wife died in 1947. Every Sunday, until he died, he visited her grave in Dallas.

During the depression, he designed the Veteran's Hospital and Railroad hospital at Temple. In 1936 working with Billy Rose, he designed the Casa Manana project.<sup>24</sup> In 1937 he received the contract to design the Fort Worth Public Library, costing \$400,000.<sup>25</sup> He designed the administration building at Greater Southwest airport, working close with Amon G. Carter. Mr. Pelich was the architect for all the barns behind Will Rogers Colosseum that are used at the stock show. Many of the large houses in Park Hill and on Stadium Drive were designed by him.

Mr. Pelich died in 1969, was cremated and buried in his wife's family plot in Dallas.

Joseph Pelich, Jr. and his wife Olive then moved into the house at 716 Westview Drive near Rivercrest Country Club. When Joseph, Jr. died in 1979, Mrs. Pelich moved out of the family home.<sup>26</sup>

#### JOHN T. SHERMAN

John T. Sherman was a native of Ellis County. He was a member of the Department of Agriculture for 34 years. In 1954 he was assigned to the Washington D.C. office, and was there until he retired in 1968. Mrs. Virginia Sherman was employed by the United States Department of State Service Institute during her Washington residence.<sup>27</sup> Mr. Sherman died November 12, 1982, after a five year illness.



FOOTNOTES

- 1 Southcentral Historical Survey, page 95, #79.
- 2 Tarrant County Deed Record Book 762, p. 592.
- 3 Tarrant County Mechanic's Lien Book 56, p. 453.
- 4 House plans drawn by Joseph R. Pelich.
- 5 Tarrant County Deed Record Book 783, p. 548.
- 6 Tarrant County Deed Record Book 790, p. 145.
- 7 Tarrant County Deed Record Volume 1203, p. 87.
- 8 Tarrant County Deed Record Book 1570, p. 53.
- 9 Tarrant County Deed of Trust Book 560, p. 154.
- 10 Tarrant County Deed Record Volume 1744, p. 405.
- 11 Tarrant County Deed Record Volume 2180, p. 535.
- 12 Tarrant County Deed Record Volume 4950, p.3.
- 13 Fort Worth Star-Telegram, May 11, 1965.
- 14 Fort Worth Star-Telegram, May 28, 1976.
- 15 1933-1943 Fort Worth City Directories.
- 16 Letterhead for Leonard's Department Store. 1945.
- 17 Debra Long.
- 18 1927-1932 Fort Worth City Directories.
- 19 Dewey McCoy
- 20 O.P. Leonard
- 21 Debra Long.
- 22 Olive Pelich.
- 23 1923 Fort Worth City Directory.
- 24 Olive Pelich.
- 25 Fort Worth Star-Telegram, Morning, September 17, 1937, p.4.
- 26 Olive Pelich.
- 27 Virginia Sherman.

BIBLIOGRAPHY

Fort Worth City Directories

Fort Worth Star-Telegram

Letterhead stationary for Leonards, 1945.

Page, Anderson and Turnbull, Inc. 364 Bush Street, San Francisco, California  
94104.

Tarrant County Legal Records.

Interviews:

Leonard, O.P.,	5200 Bryce	731-1586
Long, Debra,	Gulf Product, Human Resources at Houston	1-713-754-9239
McCoy, Dewey,	Gulf Product at Wichita Falls.	1-817-592-5601
Pelich, Mrs. Joseph R., Jr.	256 Casa Blanca	737-7672
Sherman, Virginia	2600 Ryan Place Drive	924-7011



very dignified house was built in 1917 as the residence of John C. Ryan, Sr., and his wife Elizabeth. Ryan was the developer of Ryan Place; Elizabeth Boulevard was named for his wife. The Ryans moved here after selling their 1914 mansion on Elizabeth Boulevard to Bert K. Smith (see S34). Both lived here until their deaths - his in 1928 at age 64, and hers in 1956 at age 86. The house appears to be eligible for the National Register for its architectural significance and for its association with John and Elizabeth Ryan.

79. 2600 Ryan Place Drive Melat House 1923  
NR\*/RPCD

A large and dignified house set on spacious grounds, designed by Joseph R. Pelich and built in 1923 by John C. Ryan, Jr. The original owner was H. Alonzo Melat, superintendent of the Gulf Production Co., who lived here until 1933. The house has had four other owners since that time. It is a two-story gabled structure with a veneer of red brick and green-tiled roof. A fastidiously symmetrical composition, with identical gabled wings at each end, connected to roof-terraced loggias which project forward to flank a full front terrace. The central pedimented portico is flanked by small-paned doors opening onto the terrace. Regularly spaced double-hung windows are small-paned. Three carefully spaced vent dormers reinforce the symmetry of the front elevation. With further documentation to assess its architectural integrity, the house may be eligible for the National Register.

80. 2700 Travis Avenue Vaughan House c. 1912  
HHCD

This two-story wood-frame house has a flaring hip roof and front bay with flaring gable roof. A full front porch is supported by stone or concrete-block piers. The house was built around 1912 for Samuel H. Vaughan, a salesman with the Axtell Co., wholesale jobbers in mechanical equipment. The Vaughans lived here through the 1920's.

81. 2820 Travis Avenue Wright House c. 1910  
HHCD

A one and on-half story wood-frame house, rectangular in plan, with gable roof and full recessed porch. A double-gabled dormer dominates the front gable slope. Clad in narrow siding on the first story, shingled in the gables, with concrete-block base and piers supporting stout porch columns. A gabled porte-cochere projects from the south wall. The house was built around 1910 for James W. Wright, a well-known dairy farmer, and remained in the family until 1973. In its use of materials and design, the house is representative of its period.

82. 2920 Travis Avenue Long House 1911  
HHCD

This large two-story wood-frame house was built in 1911 by contractor John E. Rice for Reuben Long, a traveling salesman later associated with the Ellison Furniture & Carpet Co. Long took in boarders and owned the house until 1943. It is a fine example of recurring type (see, for



ASSESSOR'S ABSTRACT OF CITY PROPERTY

Tarrant

COUNTY

NUMBERS		
CONTROL	LOTS	LOT
20	7	1-2

Ryan Place

ADDITION CITY OF

Fort Worth

ABSTRACT NO. 463

NAME

J. N. Ellis

2600 Ryan Place Dr.

LOT NO. 1-2

BLOCK NO.

20

MAP NO.

7039

OWNERSHIP RECORD	ADDRESS	VOL.	PAGE	DATE	CONSIDERATION
O. P. Leonard		1203	87	8/18/33	10500 00
Gladys Lange	(QCD 2180 584)	1570	53	5-18-43	13350 00
Thomas W Black etux J S	WD 28.60RS	2180	535	4 6 50	26,000 00
Jno I Sherman etux Virginia P	2800 Hemphill	WD 4950	3	9 22 70	10 001

LIENHOLDER RECORD

O P Leonard	DT 560	154	5-20-43	8350 00
AA Lange, etux.	DT	813 525	4 6 50	10,000 00
"	DT	813 528	4 6 50	8000 00
Farm & Home Sav Assn	DT 2265	553	9 22 70	19750 00

DELINQUENT TAX RECORD

YEAR	LINE	PAGE	PROPERTY TAXES												POLL TAX				TOTAL		DATE OF PAYMENT			NO. OF TAX RECEIP												
			STATE TAX		COUNTY TAX		DISTRICT SCHOOL						STATE		COUNTY		TOTAL		Mo.	Day	Yr.															
			Dol.	Cts.	Dol.	Cts.	No.	Dol.	Cts.	No.	Dol.	Cts.	No.	Dol.	Cts.	Dol.	Cts.	Dol.				Cts.														



BUILDING DESCRIPTION

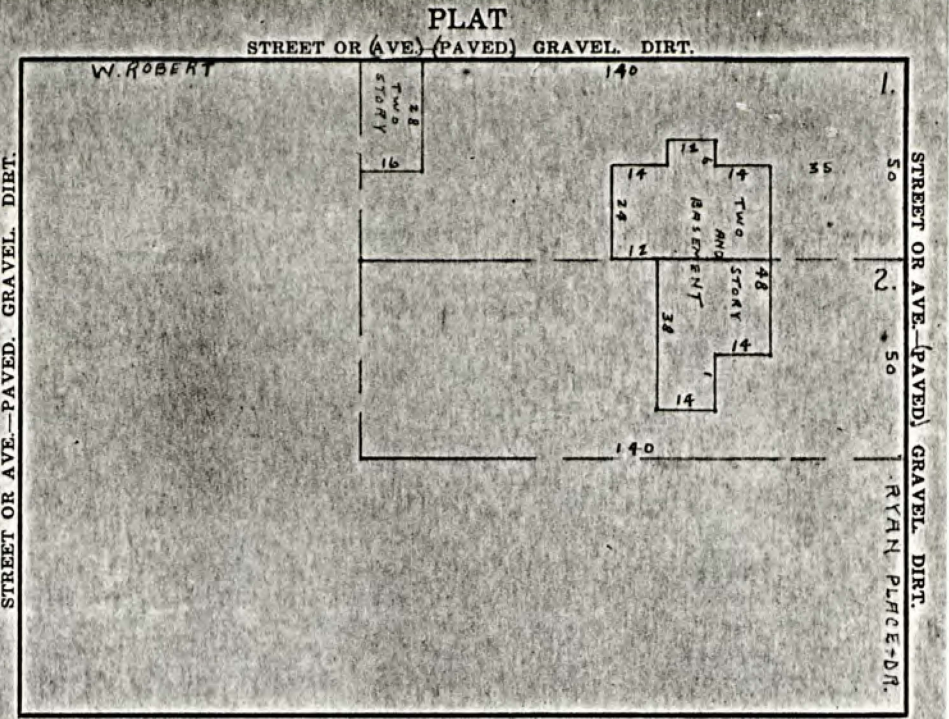
CLASS	ROOF	EXTERIOR WALLS	HEATING	LIGHTING
Shack Cottage Duplex Bungalow Residence Apartment/ Hotel Office Building Store Storage Factory Filling Station Garage Shed Barn Servants House Sign Board	Flat Hip Gables, Dormers Cut up, Ordinary Plain, Gravel Tile Shingle Metal, Tile Corr. Iron Composition Wood Saw Tooth	Brick Brick Veneer Stone Stone Veneer Plastered Stucco on Wood Stucco on M. Lath Hollow Tile Terra Cotta Adobe Box Frame Weather Board Sheet Iron Concrete	Fire Place 2 Wood, Coal, Oil Gas Furnace Steam Stove Gas Hot Water	Lamps Gas Electric
	BASEMENT		PLUMBING	INSIDE FINISH
	Whole Part Finished Unfinished		No. of Fixtures Toilet Bath Room 2 3 Shower Sink HW	Unfinished Sheetrock Beaverboard Sealed Papered Plastered Plaster M. Lath Plaster W. Lath Pine Floors Hardwood Floors Cement Finish Tile Floors Marble Floors Dirt Floors
FOUNDATION	CONSTRUCTION	TRIMMINGS	BUILT-IN FEATURES	CONDITION
Stone Concrete Brick Posts Piers No Foundation	Good Medium Cheap Mixed	Cobblestone Brick, Plaster Stone, Wood Plain Ornamental Cornice	Buffet Patent Beds Refrigerator Bookcase Kitchen Cab. Break. Room	Poor Fair Good Built Year 1928

No. Rooms 14-3 Remodeled Occupied Owny Renter Vacant

SIZE OF BUILDING					
Wide	Deep	No. Stories	Wide	Deep	No. Stories
68	40	2	x		
16	28	2	x		
x			x		

No. Sq. Ft. 3824 Class 34 Price Per Sq. Ft. 6.00 \$ 22,944.00  
 896 63 1.60 1,438.60 \$ 24,377.60

RENDERED FOR TAXATION						
YEAR	LOT	VALUATION	VALUATION CHANGED TO	VALUATION FINAL	HOMESTEAD EXEMPTION	AUTHORITY FOR CHANGE
1937	1-2	10,500 00				



STREET OR AVE.—PAVED. GRAVEL. DIRT.

Building Permit No. .... Date .....

Purpose: Add. Bldg. \$ 24,377.60 Repairs \$ ..... Total \$ .....  
 Value Before Add. Imp. \$ ..... Value After Add. Imp. \$ 24,377.60  
 Per Cent Depreciation 16-16 Net Value All Bldgs. \$ 20,497.18

Mo. Revenue \$ .....

Zone No. ....

**LAND VALUATION**

SIZE OF LOT	FRONT FT. VALUE	TOTAL
1 50 X 140	✓	1040 -
2 50 X 140	✓ 34	950 -
X		
X		
X		
X		

UNIT VALUE 15.00 FACTOR 1.60

**SUMMARY**

Total Land Valuation . . . . \$ 19,990.00  
 Total Improvement Valuation . . . . 20,497.18  
 Grand Total . . . . 22,487.18



ASSESSOR'S ABSTRACT OF CITY PROPERTY

Tarrant COUNTY

COUNTY

NUMBERS		
CONTROL	LOTS	LOT
20	7	3 N 1/2

Ryan Place

ADDITION CITY OF

Fort Worth

ABSTRACT NO. 163 NAME J. N. Ellis

LOT NO. 3N 1/2-4 BLOCK NO. 20 MAP NO. 7039

OWNERSHIP RECORD	ADDRESS	VOL	PAGE	DATE	CONSIDERATION
O. P. Leonard		1203	87	8/18/33	10,500 00
Gladys E Lange (QCD 2180 584)		1570	53	5-18-43	13350 00
Thomas W Black etux J S	WD 28.6ORS	2180	535	4 6 50	26,000 00
Jno I Sherman etux Virginia P	2800 Kempshell WD	4950	3 9	22 70	10 00

LIENHOLDER RECORD					
O P Leonard		DT 560	154	5-29-43	8350 00
AA Lange, etux.		DT 813	525	4 6 50	10,000 00
"		DT 813	528	4 6 50	8000 00
Farm & Home Sav Assn		DT 2265	553 9	22 70	19750 00

DELINQUENT TAX RECORD

YEAR	LINE	PAGE	PROPERTY TAXES													POLL TAX				TOTAL		DATE OF PAYMENT			NO. OF TAX RECEIPT					
			STATE TAX			COUNTY TAX			DISTRICT SCHOOL							STATE		COUNTY		TOTAL		Mo.	Day	Yr.						
			Dol.	Cts.	No.	Dol.	Cts.	No.	Dol.	Cts.	No.	Dol.	Cts.	No.	Dol.	Cts.	Dol.	Cts.	Dol.	Cts.	Dol.					Cts.				



**BUILDING DESCRIPTION**

CLASS	ROOF	EXTERIOR WALLS	HEATING	LIGHTING
Shack	Flat Hip	Brick	Fire Place	Lamps
Cottage	Gables, Dormers	Brick Veneer	Wood, Coal, Oil	Gas
Duplex	Cut up, Ordinary	Stone	Gas Furnace	Electric
Bungalow	Plain, Gravel	Stone Veneer	Steam	
Residence	Tile Shingle	Plastered	Stove	
Apartment	Metal, Tile	Stucco on Wood	Gas	<b>INSIDE FINISH</b>
Hotel	Corr. Iron	Stucco on M. Lath	Hot Water	Unfinished
Office Building	Composition	Hollow Tile		Sheetrock
Store	Wood	Terra Cotta		Beaverboard
Storage	Saw Tooth	Adobe	<b>PLUMBING</b>	Sealed
Factory		Box	No. of Fixtures	Papered
Filling Station		Frame	Toilet	Plastered
Garage	<b>BASEMENT</b>	Weather Board	Bath Room	Plaster M. Lath
Shed	Whole	Sheet Iron	Shower	Plaster W. Lath
Barn	Part	Concrete	Sink	Pine Floors
Servants House	Finished			Hardwood Floors
Sign Board	Unfinished	<b>TRIMMINGS</b>	<b>BUILT-IN FEATURES</b>	Cement Finish
		Cobblestone	Buffet	Tile Floors
<b>FOUNDATION</b>	<b>CONSTRUCTION</b>	Brick, Plaster	Patent Beds	Marble Floors
Stone	Good	Stone, Wood	Refrigerator	Dirt Floors
Concrete	Medium	Plain	Bookcase	
Brick	Cheap	Ornamental	Kitchen Cab.	<b>CONDITION</b>
Posts	Mixed	Cornice	Break. Room	Poor
Piers				Fair
No Foundation				Good
				Built Year

No. Rooms.....	Remodeled	Occupied	Owner	Renter	Vacant
<b>SIZE OF BUILDING</b>					
Wide	Deep	No. Stories	Wide	Deep	No. Stories
x			x		
x			x		
x			x		

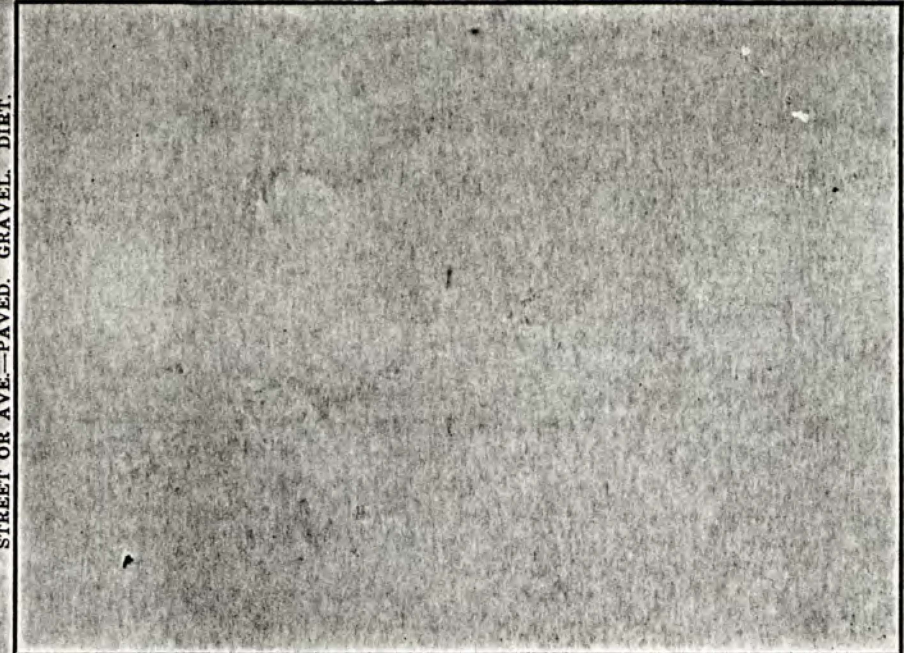
No. Sq. Ft.	Class	Price Per Sq. Ft.	\$
-------------	-------	-------------------	----

**RENDERED FOR TAXATION**

YEAR	LOT	VALUATION	VALUATION CHANGED TO	VALUATION FINAL	HOMESTEAD EXEMPTION	AUTHORITY FOR CHANGE
1937	3-pt.4	1250 00				

**PLAT**

STREET OR AVE.—PAVED. GRAVEL. DIRT.



STREET OR AVE.—PAVED. GRAVEL. DIRT.

STREET OR AVE.—PAVED. GRAVEL. DIRT.

STREET OR AVE.—PAVED. GRAVEL. DIRT.

Building Permit No. .... Date .....

Purpose: Add. Bldgs. \$..... Repairs \$..... Total \$.....

Value Before Add. Imp. \$..... Value After Add. Imp. \$.....

Per Cent Depreciation..... Net Value All Lids. \$.....

Mo. Revenue \$.....

Zone No.....

**LAND VALUATION**

SIZE OF LOT	FRONT FT. VALUE	TOTAL
50 x 140		1390 -
23 x 140	15.34	352.91
x		
x		
x		
x		

UNIT VALUE  FACTOR

**SUMMARY**

Total Land Valuation . . . . .	\$ 1390 -
Total Improvement Valuation . . . . .	None
Grand Total . . . . .	1390 -



MELAT HOUSE  
Researched By  
Ruth Reiter Stone  
#3 Chase Court  
Fort Worth, Texas  
76110

Mr. J. J. County  
Historic Resources  
Survey describes it  
as: ~~the~~

The Melat House, at 2600 Ryan Place Drive, was built in 1923. ~~A large~~  
A large and dignified house set on spacious grounds, designed by Joseph R. Pelich and built in 1923 by John C. Ryan, Jr. The original owner was H. Alonzo Melat, superintendent of the Gulf Production Co., who lived here until 1933. The house has had four other owners since that time. It is a two-story gabled structure with a veneer of red brick and green-tiled roof. A fastidiously symmetrical composition, with identical gabled wings at each end, connected to roof-terraced logias which project forward to flank a full front terrace. The central pedimented portico is flanked by small-paned door openings onto the terrace. Regularly spaced double-hung windows are small-paned. Three carefully spaced vent dormers reinforce the symmetry of the front elevation. With further documentation to assess its architectural integrity, the house may be eligible for the National Register. <sup>1</sup>

visited and  
surveyed upon

There are iron railings at the upstairs windows and at the side extensions of the house. The side extensions are supported by Tuscan unfluted pillars in groups of three. The pediment has singular fluted Corinthian pillars. Doors across the front of the house open out to the semicircular terrace of red tile.

Coming into the vestibule, from the centrally located front door, is a powder room on the right. Just opposite is a door leading to the full basement. Straight ahead, through French doors, is the central hall with the stairs facing to the back of the house. To the right is the dining room that has a very detailed wide cornice with dentils. The living room to the left has an identical cornice. This room has a gas fireplace surrounded by black and gold Italian marble. The wood mantel is decorated with garland and medallions. Further to the right, through French doors, is the sunroom with a



floor of square red tile.

The crystal chandeliers in the living room and dining room are original to the house. The rest of the ceiling fixtures are very old brass candle holders from Virginia that were electrified by Mr. Sherman. The floors are unstained narrow oak, the walls are plaster, and there is nice picture framing around the doors and windows painted olive green. *Particularly*

The square upstairs hall partially arcs over the stairs, which is most unusual. There is a large attic fan on the ceiling over the stairs. This hall contains a built-in bookcase with glass doors. The southeast bedroom has a gas fireplace tiled in yellow, and the walls are painted the mustard yellow of Williamsburg, Virginia. The nursery is at the southwest corner of the house. The closet to this room has a low rod, and low easy to reach shelves. Going through louvered doors, to an anteroom and beyond, is the bath-shower room that has a most interesting vanity recessed with arched tile overhead. The tile is white with black trim in this room. Dr. Black's study was the middle bedroom, next to his northeast bedroom. The Shermans have kept all of this shelving to his study.

The pink and rust colored kitchen has not been modernized. There are free standing cherry and pine armoires, brought from Virginia, instead of cabinets. The color scheme throughout is authentic to Williamsburg, and compliments the American Federal style furniture. The pewter, flo-blue china, poster beds and several antique grandfather clocks are much in-keeping with the style of this colonial revival house.

H. Alonzo Melat bought lots 1 and 2 in Block 20 of the Ryan Place Addition to the City of Fort Worth, from the John C. Ryan Land Company for \$6,000. This piece of property was subject to the usual conditions to secure the erection of private residences of a high grade set forth by John Ryan, President. <sup>2</sup> This occurred on February 12, 1923. <sup>2</sup>



On February 13, 1923 H. A. Melat and his wife, Jennie G. Melat, obligated themselves to pay John C. Ryan, Jr. for a dwelling house, and garage with maid's quarters, to be built on their property at Lots 1 and 2, Block 20 of Ryan Place Addition. This was a valid mechanic's, materialman's, laborer's and contractor's lien. <sup>3</sup> John C. Ryan, Jr. gave the Melats a release of this mechanic's lien on August 17, 1933.

Joseph R. Pelich was the architect for the house at 2600 Ryan Place Drive. He labeled the plans Job No. 51 for Mr. John C. Ryan, Jr., dated December 1, 1922. <sup>4</sup>

On July 10, 1923 W. G. Clarkson and his wife, Mary Kate Clarkson, sold Lot 3 and the <sup>North</sup> half of Lot 4 in Block 20 of Ryan Place to the John C. Ryan Land Company, a private corporation for \$3,750. <sup>5</sup> The same day H. A. Melat bought this property from the John C. Ryan Land Company for the same price and with the stipulation that both these lots shall be considered as one lot, <sup>6</sup> and shall forever be used as such. <sup>6</sup>

On August 18, 1933 O. P. Leonard bought the house on Lot 1, and 2, and lots 3 and the north half of 4 from H. A. Melat. The property was subject to the restrictions contained in the original deeds from the John C. Ryan Land Company to H. A. Melat. <sup>7</sup>

On May 18, 1943 O. P. Leonard and his wife, Margery Leonard sold the house and lots to Gladys E. Lange. Gladys E. Lange and her husband, Arthur A. Lange, took out one promissory note. <sup>8</sup> The same day Arthur A. Lange and Gladys E. Lange gave a Deed of Trust to Elam Henderson, Trustee for O. P. Leonard. <sup>9</sup> On October 30, 1945 O. P. Leonard acknowledged the full and final payment of the note. <sup>10</sup>

On April 6, 1950 Thomas W. Black bought the house from Arthur A. Lange and his wife, Gladys Lange. <sup>11</sup>

John J. Sherman and his wife, Virginia P. Sherman, who were living at



2800 Hemphill, bought the house from the Thomas W. Black estate on September 22, 1970. <sup>12</sup>

\* \* \* \* \*

#### TOM W. BLACK

Tom W. Black was a native of Bridgeport, Illinois. He graduated from the old Central High School in Fort Worth, and Texas Christian University. He received his medical degree from the Medical School of Washington University in St. Louis, Missouri. He had contracted polio in his youth and walked with a marked limp. Dr. Black married Mary Jane Swift.

He practiced medicine in Fort Worth for twenty-one years, was president of the Texas Pediatric Society and director of the first Fort Worth clinic devoted exclusively to the diagnosis and care of muscular dystrophy patients, which was established in January 1965 at W. J. Cook Children's Hospital. He was a former chief of staff at W. J. Cook Children's Hospital and contributed to the diagnostic outpatient clinic of the Elk's Lodge at Cook. He was a former vestryman and warden of St. John's Episcopal Church.

On May 10, 1965 Dr. Black, 49 his wife, 48 and their son Allan, 23 were killed in a plane crash, during rough weather, twelve miles south of Canton, Texas. The light plane belonged to Texair Flyers, and Allan, the pilot, was a member of the club.

Services were conducted by Reverend John R. Leatherbury, rector of St. John's Episcopal Church. They were buried in Greenwood Cemetery. <sup>13</sup>

#### ARTHUR A. LANGE

Arthur A. Lange was a native of Chicago, Illinois. He lived in Fort Worth for 47 years. He had been in private practice in Fort Worth and ElIASville for more than 50 years. His office had been at 508 Medical Arts Building. Dr. Lange delivered more than 3,000 babies in Fort Worth. He was a



member of Central United Methodist Church, Tarrant County Medical Society, American Medical Association of Texas, Texas Medical Association and the Masonic Lodge No. 1175 of Eliasville, Illinois. On May 27, 1976 he died at age 85, while he was residing at 2636 A Merrick Street in Fort Worth. Masonic rites were conducted at Laurel Land, and interment was in the mausoleum. <sup>14</sup>

#### O. P. Leonard

O. P. Leonard was president of Leonards Department Store, and his brother was vice-president. <sup>15</sup> Leonards slogan was "more merchandise for less money." <sup>16</sup> This store was located from Houston Street to Throckmorton Street, and from First Street to Second Street in downtown Fort Worth. They sold wholesale and retail groceries and dry goods, field and garden seed, fresh and cured meats, fruits and vegetables, auto accessories and supplies, farm equipment and supplies, drugs and drug sundries, hardware and houseware. <sup>16</sup> This was a leading store in Fort Worth for many years; it is now out of business. O. P. Leonard and his wife still live in Fort Worth.

#### H. ALONZO MELAT

On August 1, 1903 H. Alonzo Melat went to work for Gulf Product Company. <sup>17</sup> He was superintendent of the Gulf Product Company in Fort Worth from 1927 to 1932. <sup>18</sup> His job was marketing oil and gas products to filling stations. <sup>19</sup> In 1932 he was transferred to Wichita Falls. He and his wife, Jennie had two daughters. <sup>20</sup> Mr. Melat died June 9, 1953. <sup>21</sup>

#### Joseph R. Pelich

Joseph R. Pelich's father was a textile worker from Prague, Czechoslovakia. He moved first to Paris, New York, then Cleveland, Ohio. Joseph Pelich was born in 1892 in Cleveland, Ohio. His father, doing quite well in the textile business, sent his four sons to college. Joseph went to Cornell University, graduating in 1914 in architecture. He won the Beaux Arts award, and was to



go to Paris, but account of the war, could not go. He joined the Canadian Air Force in World War I and came to Fort Worth. He was stationed at the airfield and taught flying.

Mr. Blair, a large wholesale grocer and in real estate in Dallas, invited Mr. Pelich to Thanksgiving Day lunch. He met Mr. Blair's daughter, Kathleen, and they fell in love. She had tuberculosis of the bone. Because of this, they did not marry until five years later, in 1921. Their only child, Joseph, Jr. was born in 1922. <sup>22</sup>

In 1923 Mr. Pelich's architectural office was at 213 W. T. Waggoner Building. He and his wife lived at 139 Belle Place. <sup>23</sup>

In 1930 he built their home, a Tudor style, at 716 Westview Drive. It is located west of Rivercrest County Club. Foreseeing the future, he put in airducts for airconditioning that were not used until 1957, when a Lenox heat and airconditioner system was installed. His wife died in 1947. Every Sunday, until he died, he visited her grave in Dallas.

During the depression, he designed the Veteran's Hospital and Railroad hospital at Temple. In 1936, working with Billy Rose, he designed the Casa Manana Project. <sup>24</sup> In 1937 he received the contract to design the Fort Worth Public Library, costing \$400,000. <sup>25</sup> He designed the administration building at Greater Southwest airport, working close with Amon G. Carter. Mr. Pelich was the architect for all the barns behind Will Rogers Coliseum that are used at the stock show. Many of the large houses in Park Hill and on Stadium Drive were designed by him.

Mr. Pelich died in 1969, was cremated and buried in his wife's family plot in Dallas.

Joseph Pelich, Jr. and his wife Olive<sup>Jr</sup> moved into the house at 716 Westview Drive near Rivercrest County Club. When Joseph, Jr. died in 1979, Mrs. Pelich moved out of the family home. <sup>26</sup>



JOHN J. SHERMAN

John J. Sherman was a native of Ellis County. He was a member of the Department of Agriculture for 34 years. In 1954 he was assigned to the Washington D. C. office, and was there until he retired in 1968. Mrs. Virginia Sherman was employed by the United States Department of State Service Institute during her Washington residence. Mr. Sherman died November 12, 1982, after a five year illness. 27



FOOTNOTES

- 1 Southcentral Historical Survey, page 95, # 79.
- 2 Tarrant County Deed Record Book 762, p. 592.
- 3 Tarrant County Mechanic's Lien Book 56, p. 453.
- 4 House plans drawn by Joseph R. Pelich.
- 5 Tarrant County Deed Record Book 783, p. 548.
- 6 Tarrant County Deed Record Book 790, p. 145.
- 7 Tarrant County Deed Record Volume 1203, p. 87.
- 8 Tarrant County Deed Record Book 1570, p. 53.
- 9 Tarrant County Deed of Trust Book 560, p. 154.
- 10 Tarrant County Deed Record Volume 1744, p. 405.
- 11 Tarrant County Deed Record Volume 2180, p. 535.
- 12 Tarrant County Deed Record Volume 4950, p. 3.
- 13 Fort Worth Star-Telegram, May 11, 1965.
- 14 Fort Worth Star-Telegram, May 28, 1976.
- 15 1933-1943 Fort Worth City Directories.
- 16 Letterhead for Leonard's Department Store. 1945.
- 17 Debra Long.
- 18 1927-1932 Fort Worth City Directories.
- 19 Dewey McCoy
- 20 O. P. Leonard
- 21 Debra Long.
- 22 Olive Pelich



23 1923 Fort Worth City Directory.

24 Olive Pelich.

25 Fort Worth Star-Telegram, Morning, September 17, 1937, p. 4.

26 Olive Pelich.

27 Virginia Sherman.



BIBLIOGRAPHY

*Fort Worth City Directories*

*Fort Worth Star-Telegram*

*Letterhead stationary for Leonards, 1945.*

*Page, Anderson and Turnbull, Inc. 364 Bush Street, San Francisco, California 94104.*

*Tarrant County Legal Records.*

*Interviews:*

<i>Leonard, O. P.,</i>	<i>5200 Bryce</i>	<i>731-1586</i>
<i>Long, Debra,</i>	<i>Gulf Product, Human Resources at Houston</i>	<i>1-713-754-9239</i>
<i>McCoy, Dewey,</i>	<i>Gulf Product at Wichita Falls.</i>	<i>1-817-592-5601</i>
<i>Pelich, Mrs. Joseph R., Jr.</i>	<i>256 Casa Blanca</i>	<i>737-7672</i>
<i>Sherman, Virginia</i>	<i>2600 Ryan Place Drive</i>	<i>924-7011</i>



Virginia  
Mrs. Sherman

924-7011

2600 Ryan Place

needs a set of  
forms for T H  
Marker for her  
home.

will you bring  
these Sat.  
morning?



Bartola

9:30





# THE FIRST NATIONAL BANK OF FORT WORTH

TRUST DIVISION ■

FORT WORTH, TEXAS 76101

July 7, 1971

*Map Room  
8706674  
2 to 4*

Mr. John Sherman  
2600 Ryan Place Drive  
Fort Worth, Texas 76110

Re: T. W. Black Estate  
Account No. 07-1425  
2600 Ryan Place Drive

Dear Mr. Sherman:

In checking our files, we found the enclosed blueprints on the above captioned property and thought you might possibly have use for them.

Very truly yours,

*Blaine W. Calloway Jr.*  
Blaine W. Calloway, Jr.  
Trust Real Estate  
Representative

BWC:gg  
Enclosures

*This information obtained 1/29/81*

*1st 1572  
2nd 1676  
BB 952*

*Built est 1928  
sq ft house 3,248  
budget 494*



BROOKES BAKER  
S. J. BAKER  
JOHN F. BAKER

RYAN PLACE  
Block 20  
Lots 1, 2, 3, and part 4

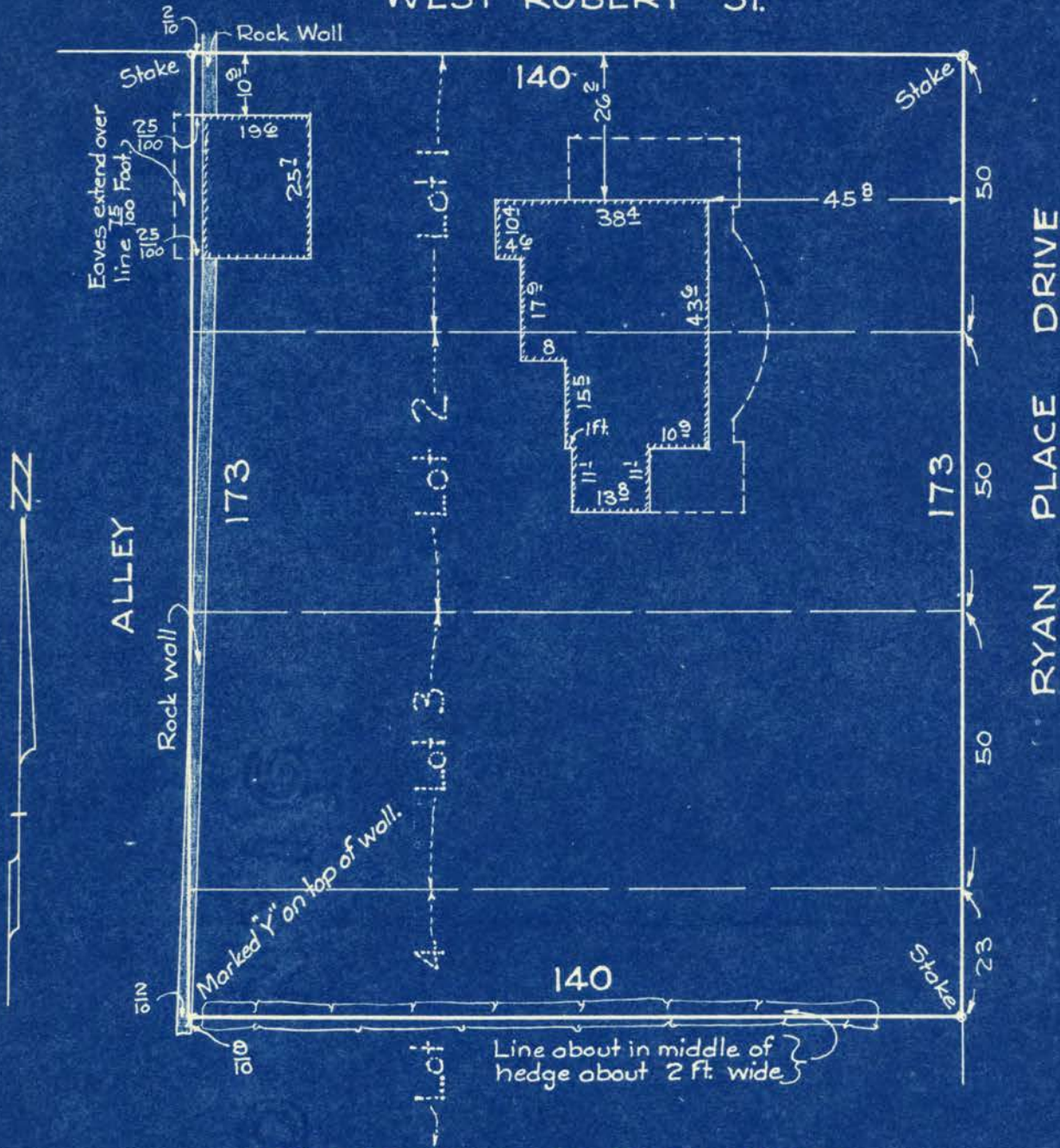
ESTABLISHED 1880

BROOKES BAKER  
CIVIL ENGINEER

TITLE AND TOPOGRAPHIC SURVEYING  
FORT WORTH, TEXAS

415 WEST FIRST STREET  
ZONE 3

WEST ROBERT ST.



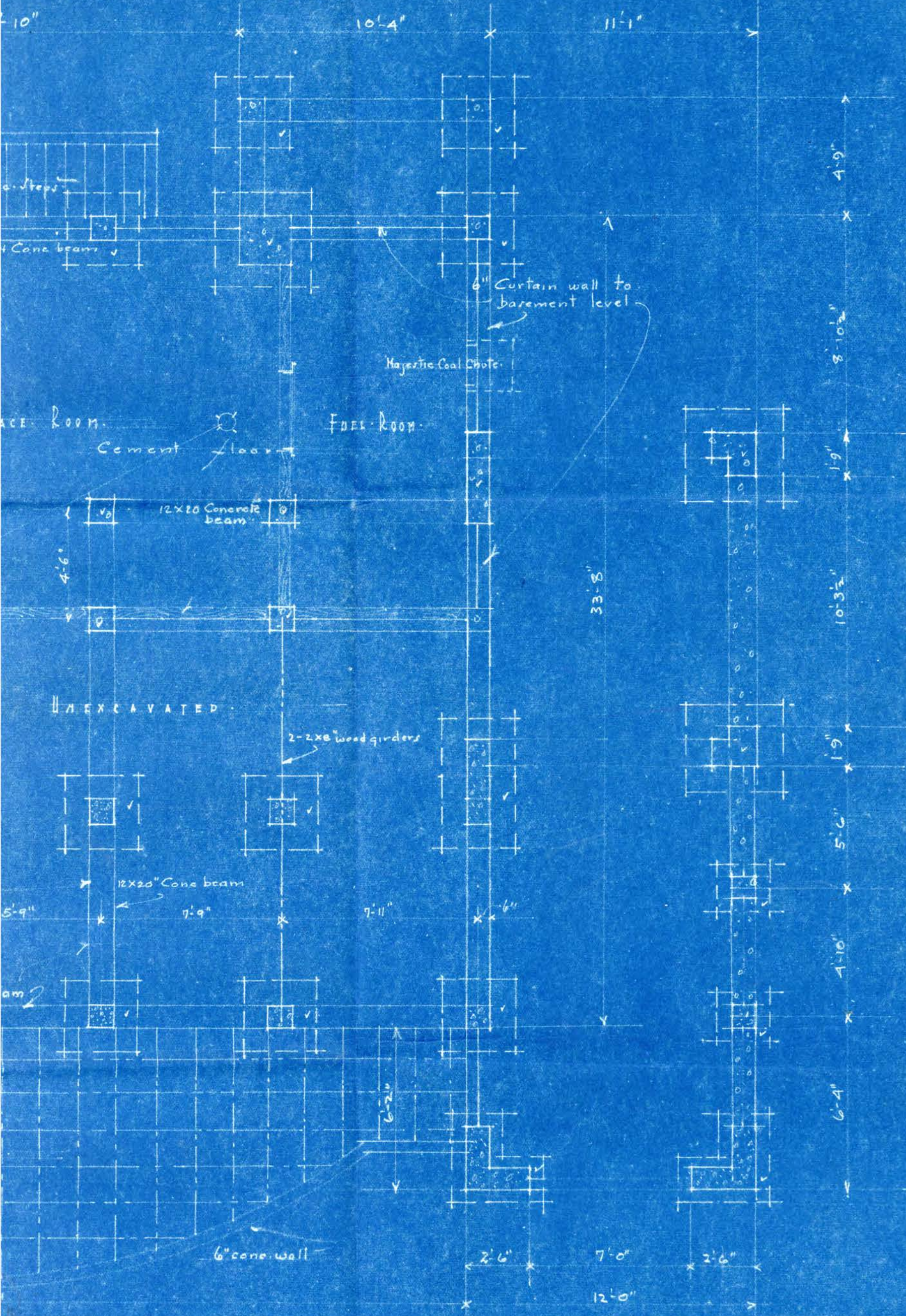
Sketch in Fort Worth, Texas, showing  
Lots 1, 2, 3, and the north one-half  
of Lot 4, as one, in Block 20 of  
RYAN PLACE.

We marked the corners as shown above.  
The encroachments are as shown above.  
Surveyed March 30, 1950.

BROOKES BAKER

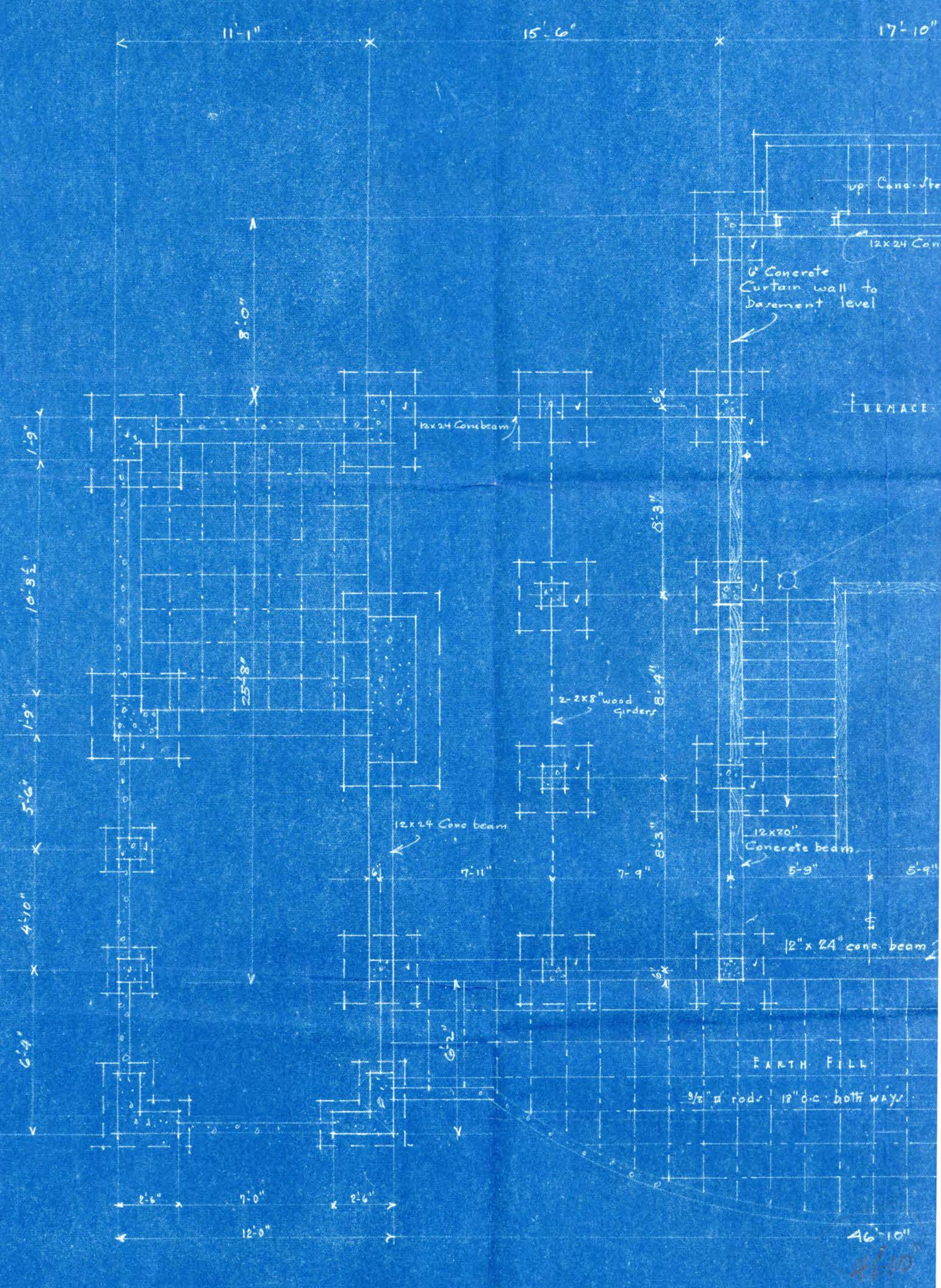
*S. J. Baker*





1/15	RESIDENCE PLANS FOR MR. JOHN C. RYAN JR.	Sheet No 1
	<b>JOSEPH R. PELICH</b> ARCHITECT FORT WORTH, TEXAS	Job. No 51 12-1-22-





11'-1"

15'-6"

17'-10"

8'-0"

1'-9"

10'-3 1/2"

1'-9"

5'-6"

4'-10"

6'-4"

25'-8"

12x24 Conc beam

2-2x8 wood girders

12x24 Conc beam

7'-11"

7'-9"

12x20 Concrete beam

5'-9"

12" x 24" conc. beam

EARTH FILL

3/4" rods 12" o.c. both ways

2'-6"

7'-0"

2'-6"

12'-0"

6'-2"

6"

8'-3"

8'-3"

8'-4"

8'-3 1/2"

6"

6"

6"

6"

6"

6"

up. Conc. Jct.

12x24 Conc

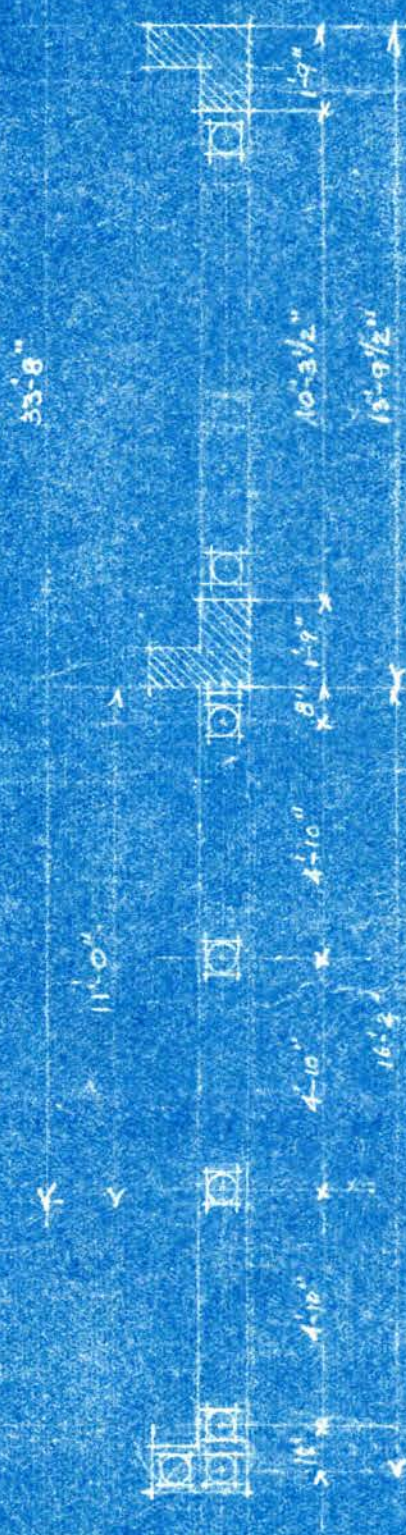
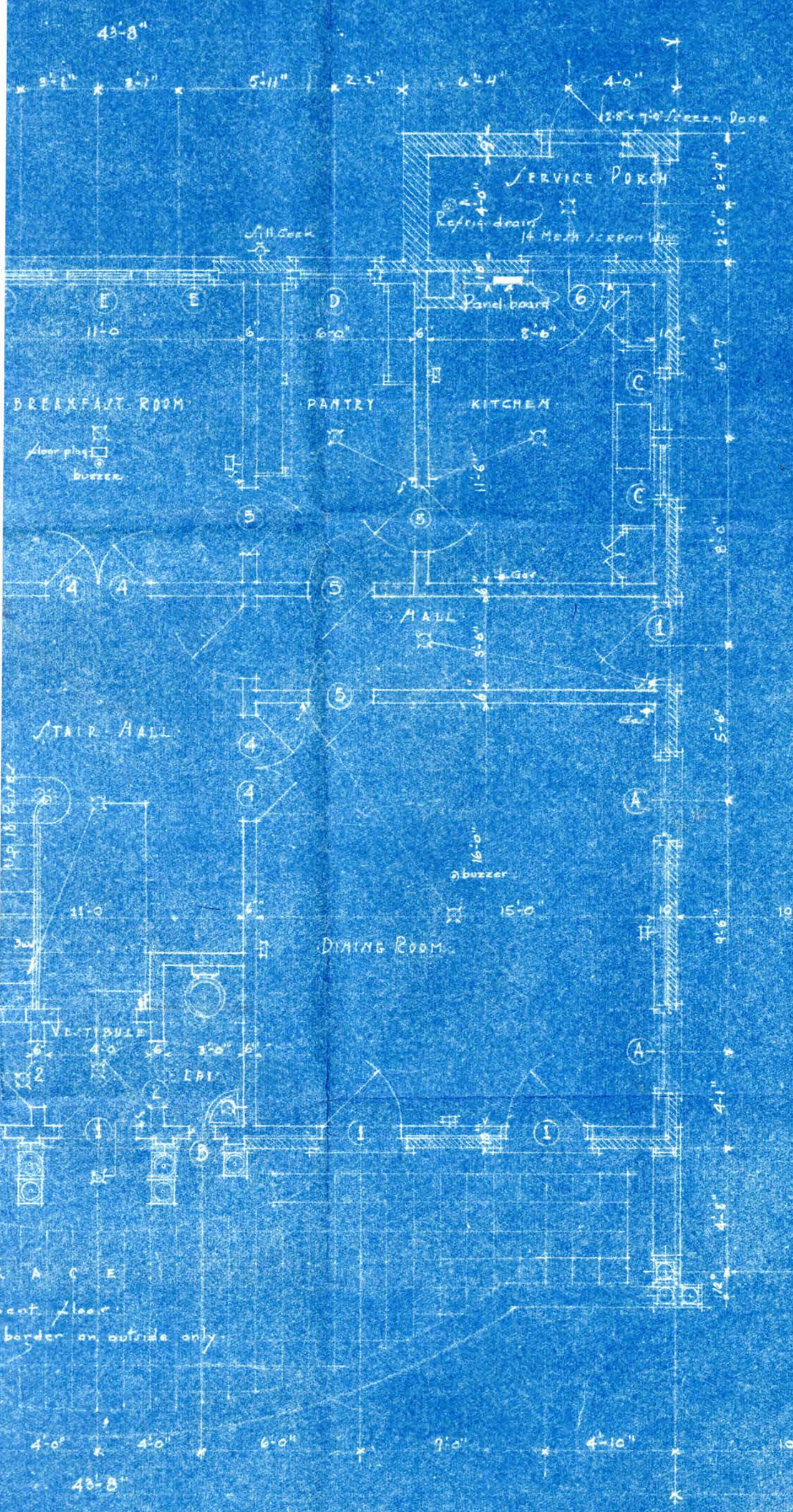
6" Concrete Curtain wall to basement level

FURFACE

46'-10"  
41'-10"

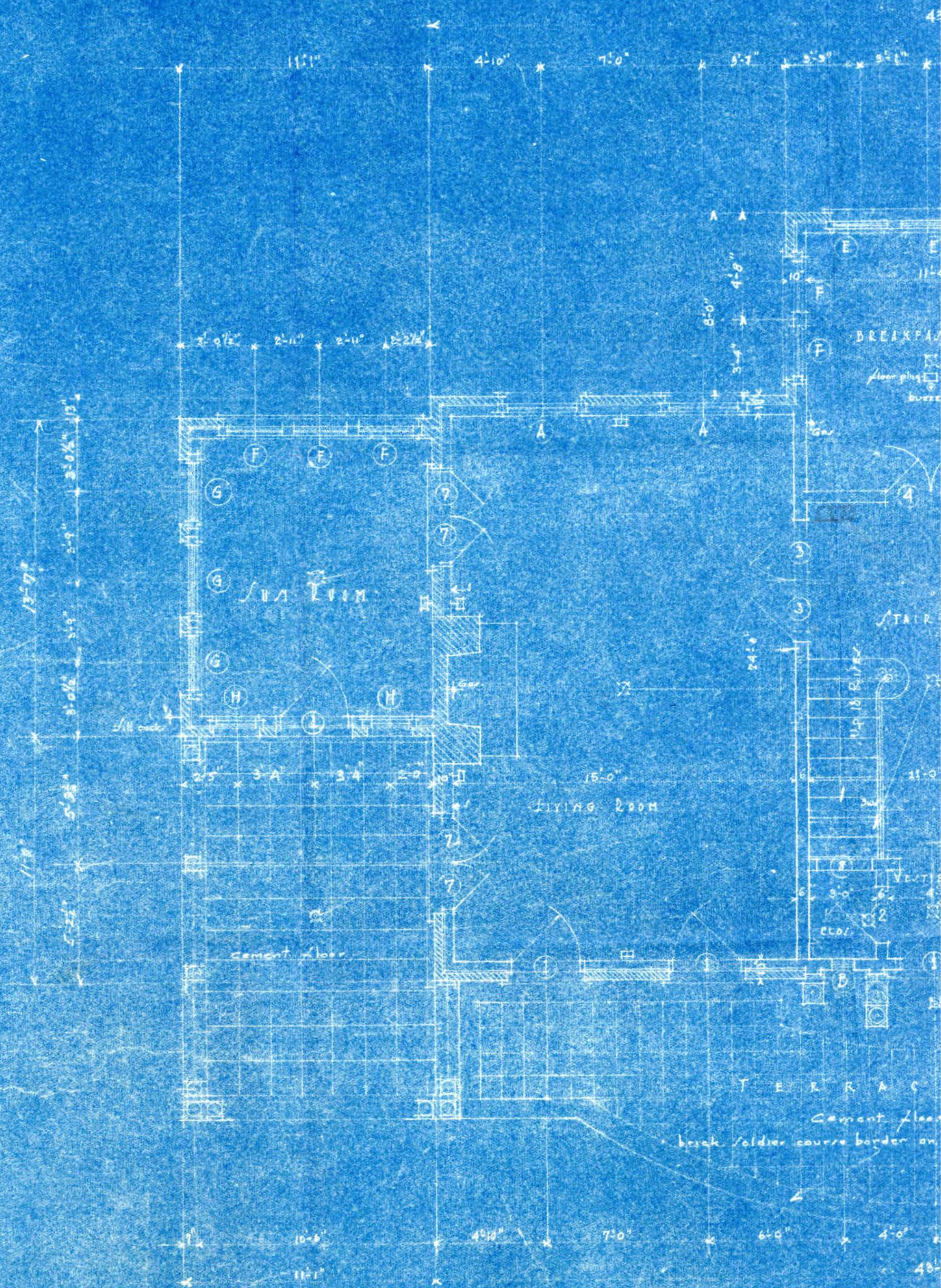


- POOR SCHEDULE -		
No	Size	Kind
1	3'-0" x 7'-6" x 1 1/2"	18L FRENCH
2	2'-6" x 2'-9" x 1 1/2"	1 FIR PANEL
3	2'-6" x 6'-8" x 1 1/2"	15L FRENCH
4	2'-0" x 6'-8" x 1 1/2"	1 FIR PANEL DACT
5	2'-8" x 6'-8" x 1 1/2"	4L ENTRANCE
6	2'-0" x 7'-6" x 1 1/2"	12L FRENCH
7	2'-0" x 2'-8" x 1 1/2"	7OCK BX
8	2'-0" x 4'-0" x 1 1/2"	1 FIR PANEL
9	2'-0" x 7'-0" x 1 1/2"	5E FRENCH
10	2'-0" x 6'-8" x 1 1/2"	1 FIR PANEL
11	2'-0" x 6'-8" x 1 1/2"	1 FIR PANEL
12	2'-0" x 6'-8" x 1 1/2"	1 FIR PANEL



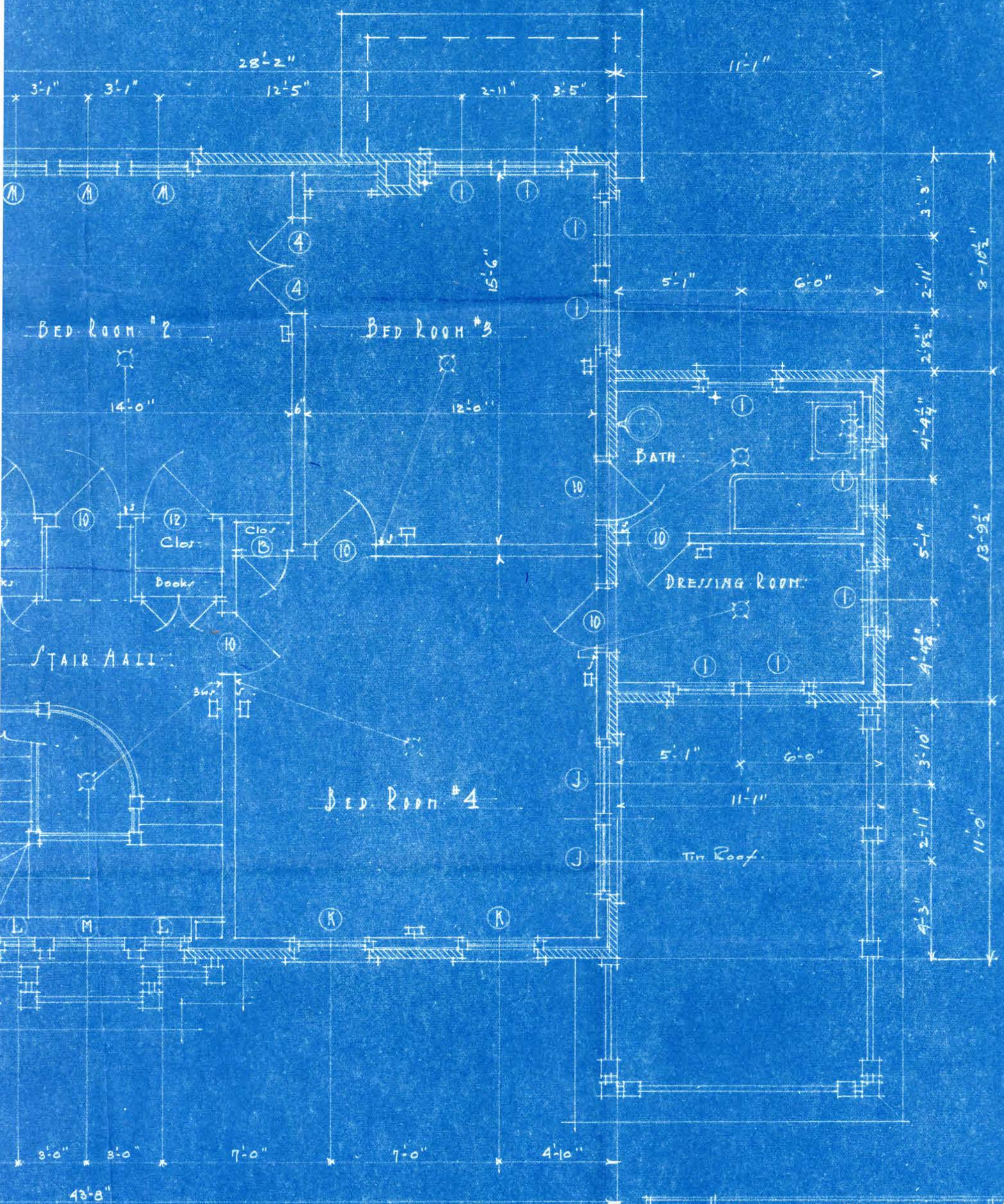
FLOOR PLAN  
 1/4" = 1'-0"





FIRST FLOOR  
SCALE 1/4" = 1'-0"





FLOOR PLAN  
 1/4" = 1'-0"

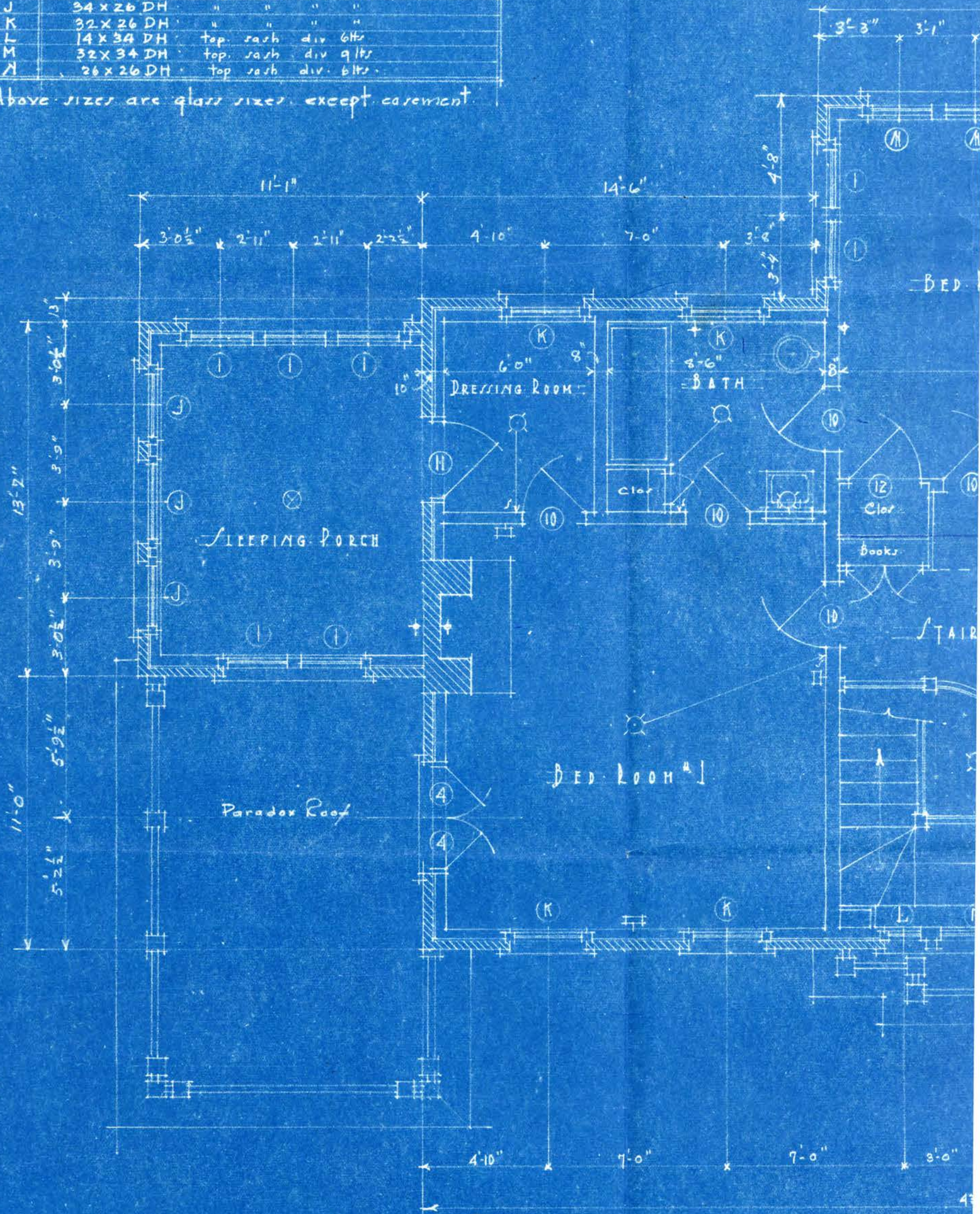
1/15	RESIDENCE PLANS FOR MR. JOHN C. RYAN, JR.	Sheet No. 9
JOSEPH R. PELICH ARCHITECT FORT WORTH, TEXAS		Job No. 51
		12-1-22



# WINDOW SCHEDULE

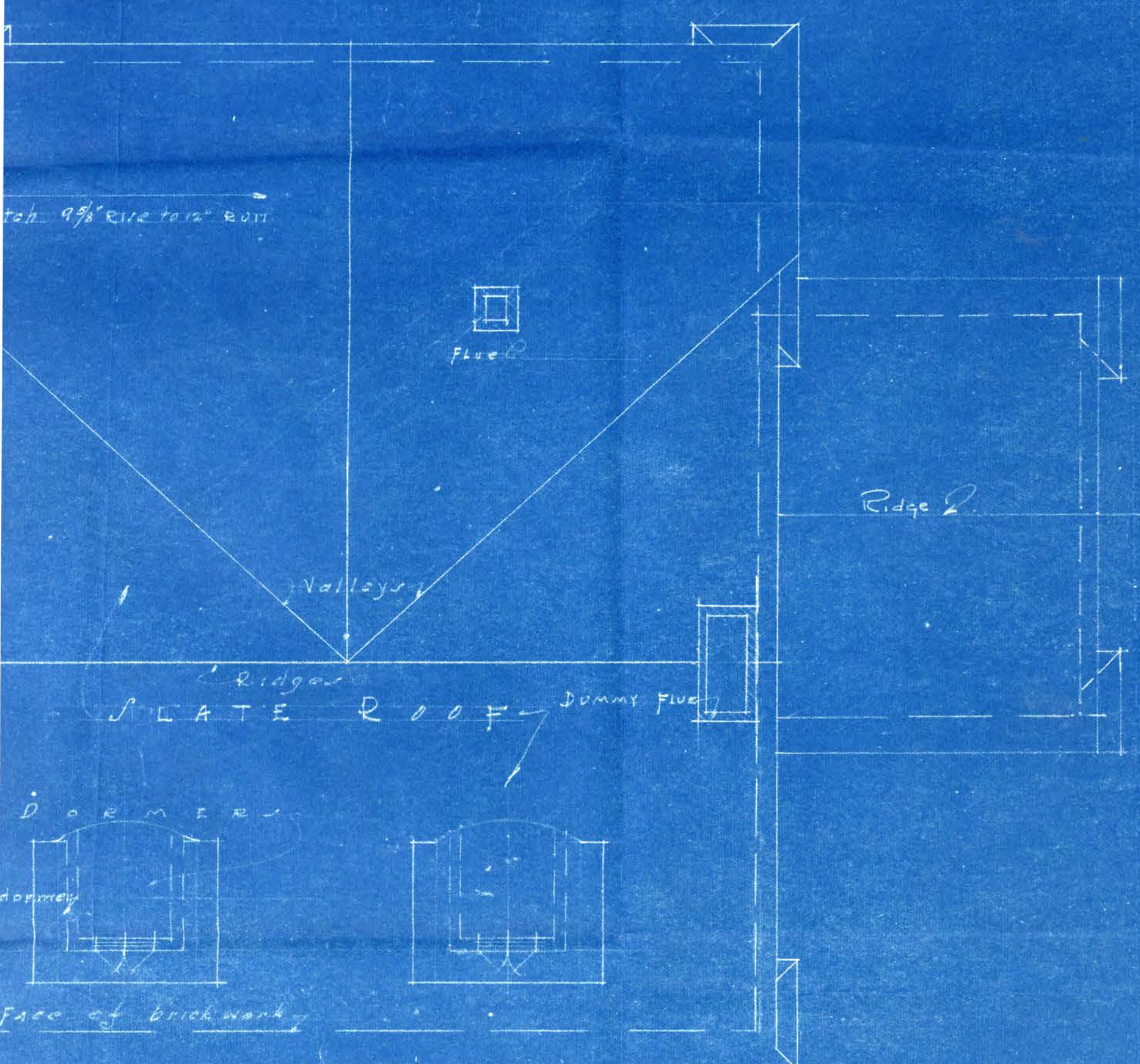
A	32x30 DH	top sash div 6 lghts
B	15x58 Casement	sash size
C	20x20 DH	top sash div. 4 lts
D	28x20 DH	top sash div. 6 lts
E	26x30 DH	" " " "
F	24x30 DH	" " " "
G	34x30 DH	" " " "
H	16x30 DH	top sash div. 4 lts
I	24x26 DH	top sash div. 6 lts
J	34x26 DH	" " " "
K	32x26 DH	" " " "
L	14x34 DH	top sash div. 6 lts
M	32x34 DH	top sash div. 9 lts
N	26x26 DH	top sash div. 6 lts

Above sizes are glass sizes, except casement.



SECOND FLOOR  
SCALE - 1/4" = 1'-0"





tot 9 1/8" rise to 12" eave

Flue

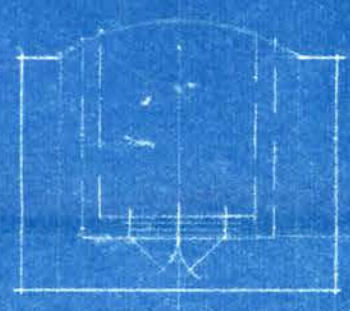
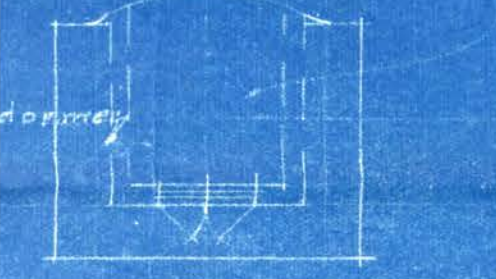
Valleys

Ridge 2

Ridge

SLATE ROOF - DUMMY FLUE

DORMERS

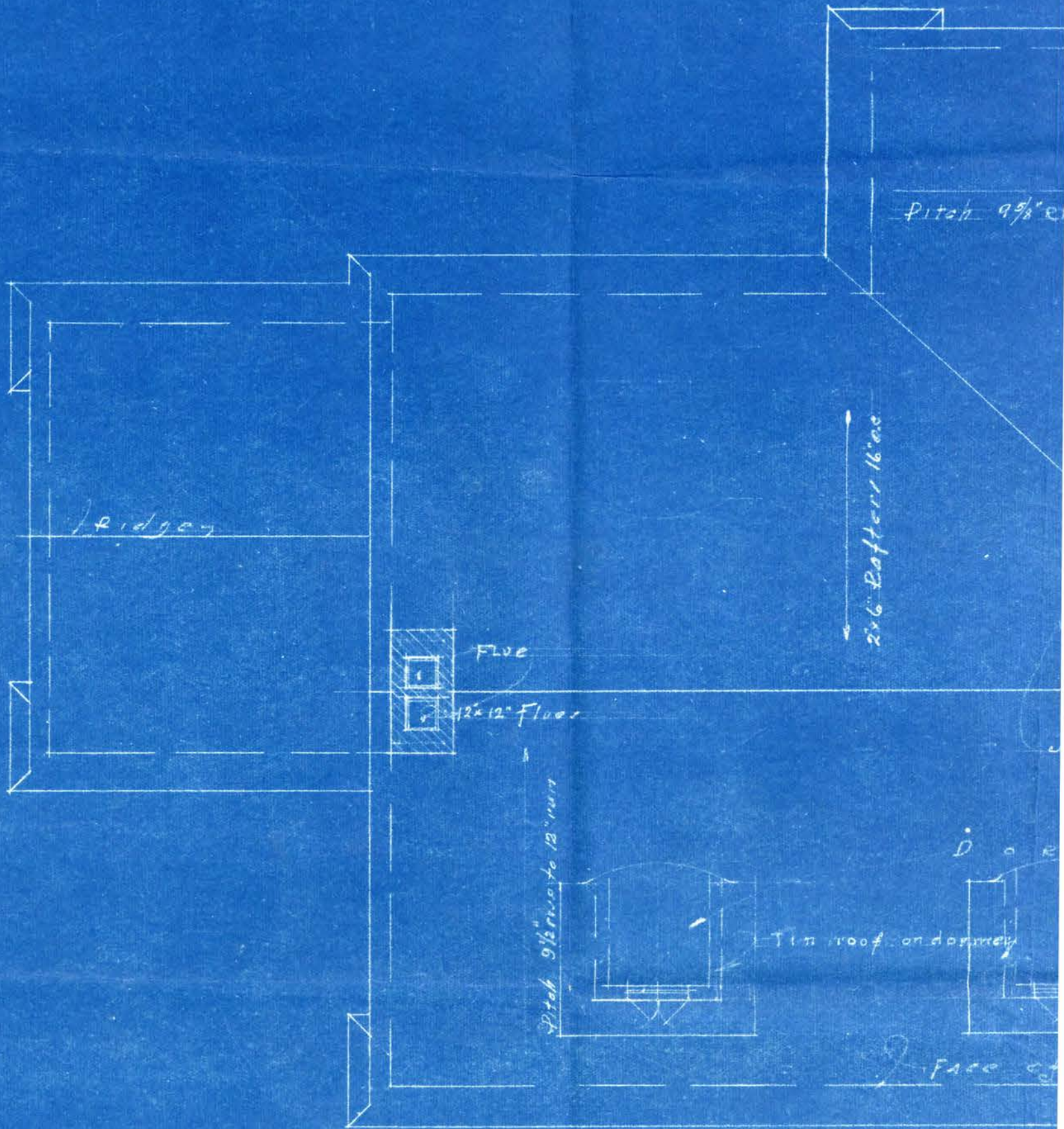


Face of brickwork

Scale 1/4" = 1'-0"

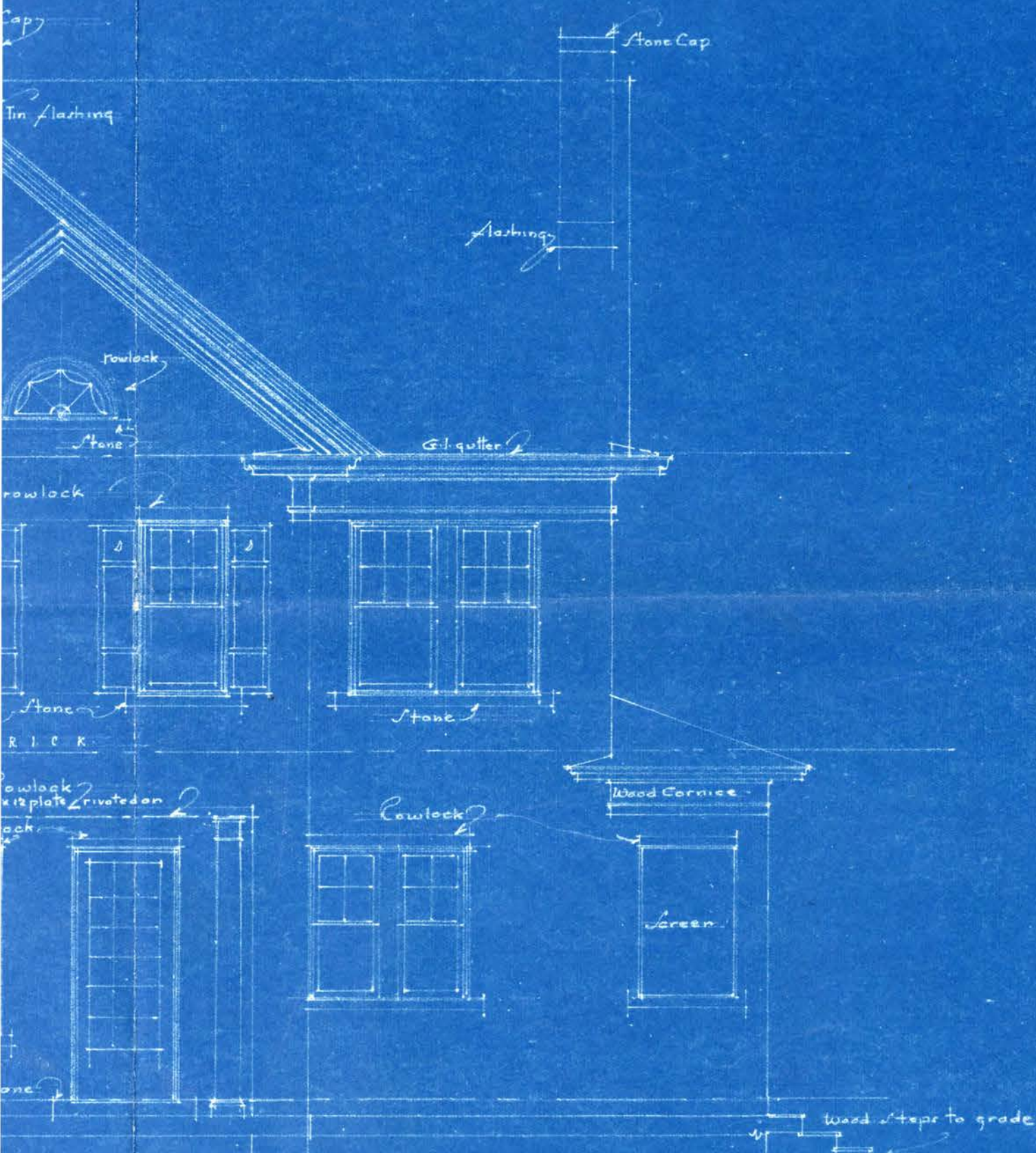
1/15	Residence plans for MR. JOHN C. RYAN Jr. Fort Worth Texas	Sheet No 4
JOSEPH R. PELICH ARCHITECT FORT WORTH, TEXAS		Job No 51 12-1-22





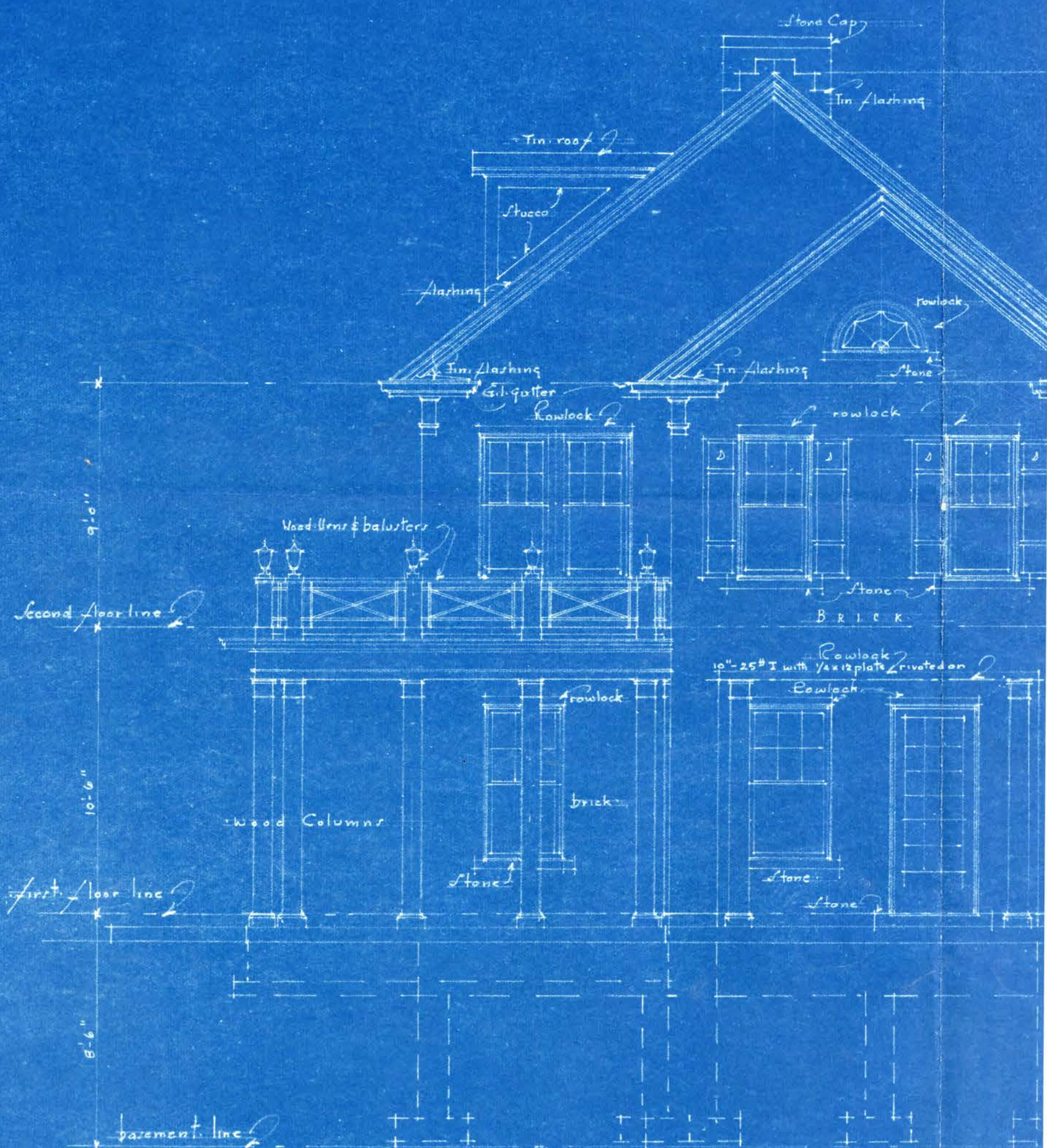
- ROOF PLANS -





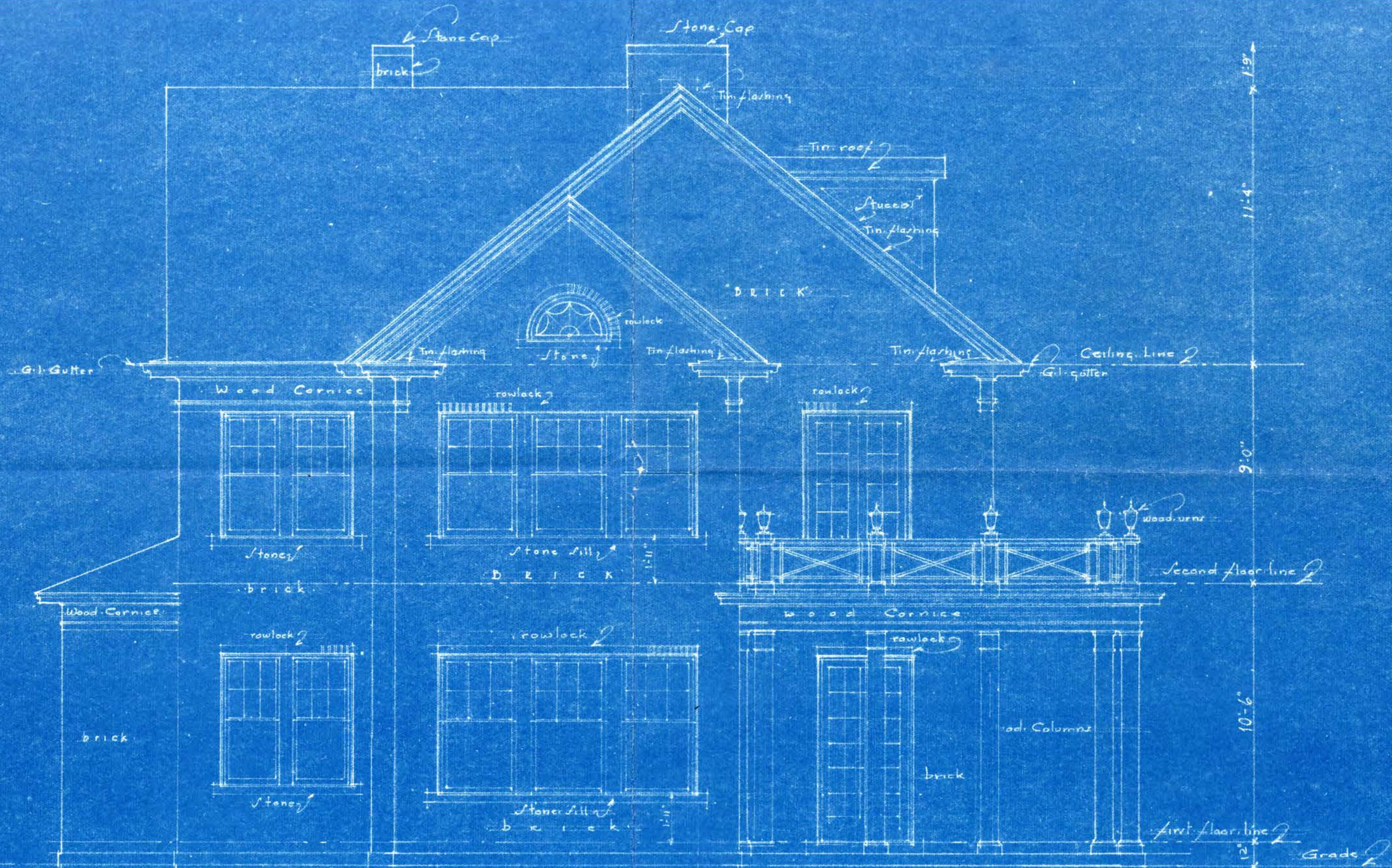
1/15	RESIDENCE PLANS FOR JOHN C. RYAN JR.	Sheet 6
	JOSEPH R. PELICH ARCHITECT FORT WORTH, TEXAS	Job No. 51 12-1-22





NORTH ELEVATION  
SCALE 1/4" = 1'-0"

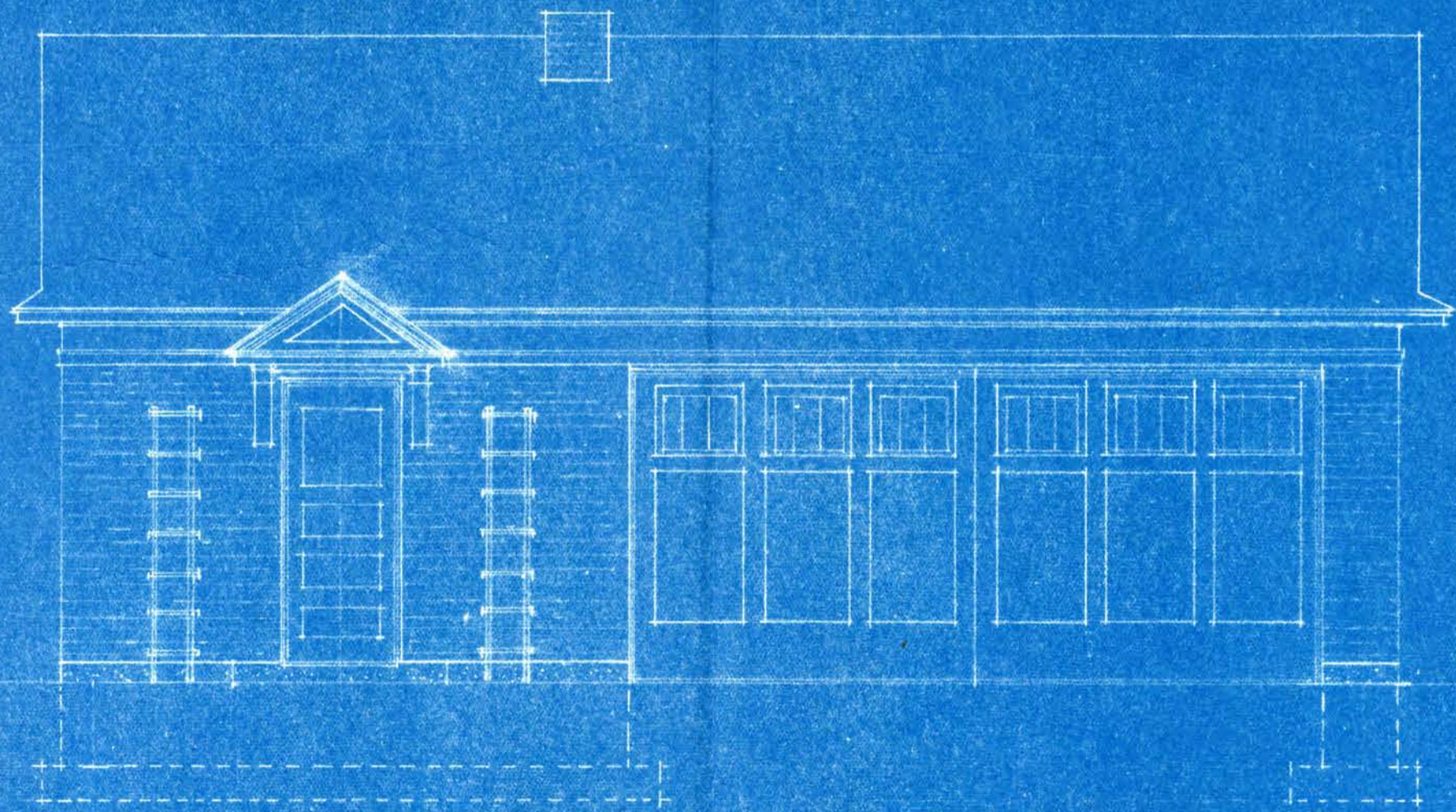
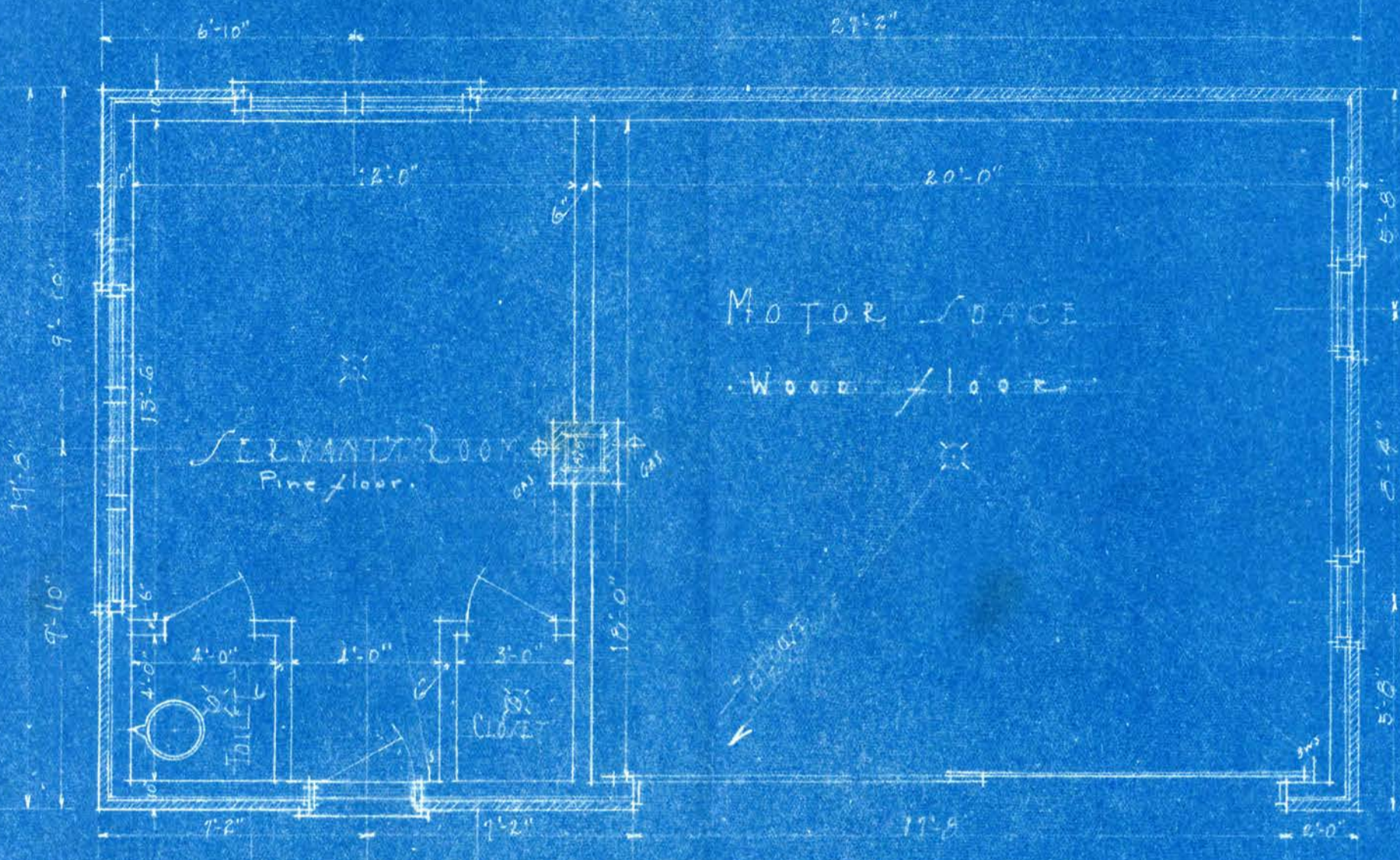




SIDE ELEVATION  
 SCALE: 1/4" = 1'-0"

1/8	RESIDENCE PLANS FOR	SHEET
	MR. JOHN C. RYAN JR.	No. 7
JOSEPH R. PELICH		Job. No.
ARCHITECT		51
FORT WORTH, TEXAS		12-1-22





♦ PLAN & ELEVATION OF GARAGE ♦

SCALE: 1/4" = 1'-0"

GARAGE PLANS FOR  
MR. JONAS C. RYAN JR.

SHEET. No. 10























































