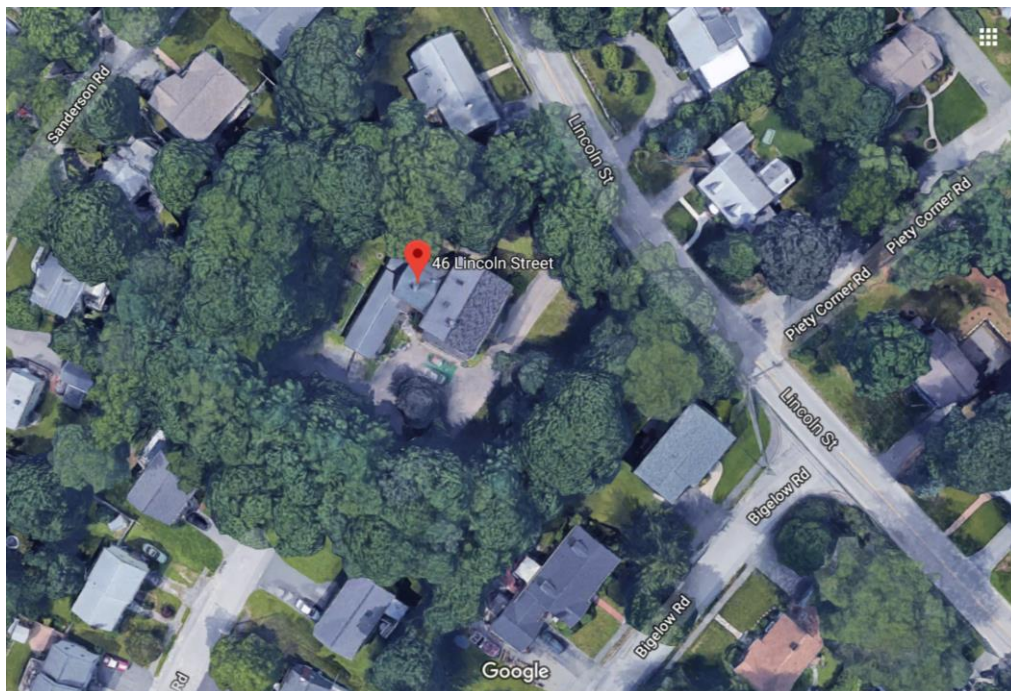
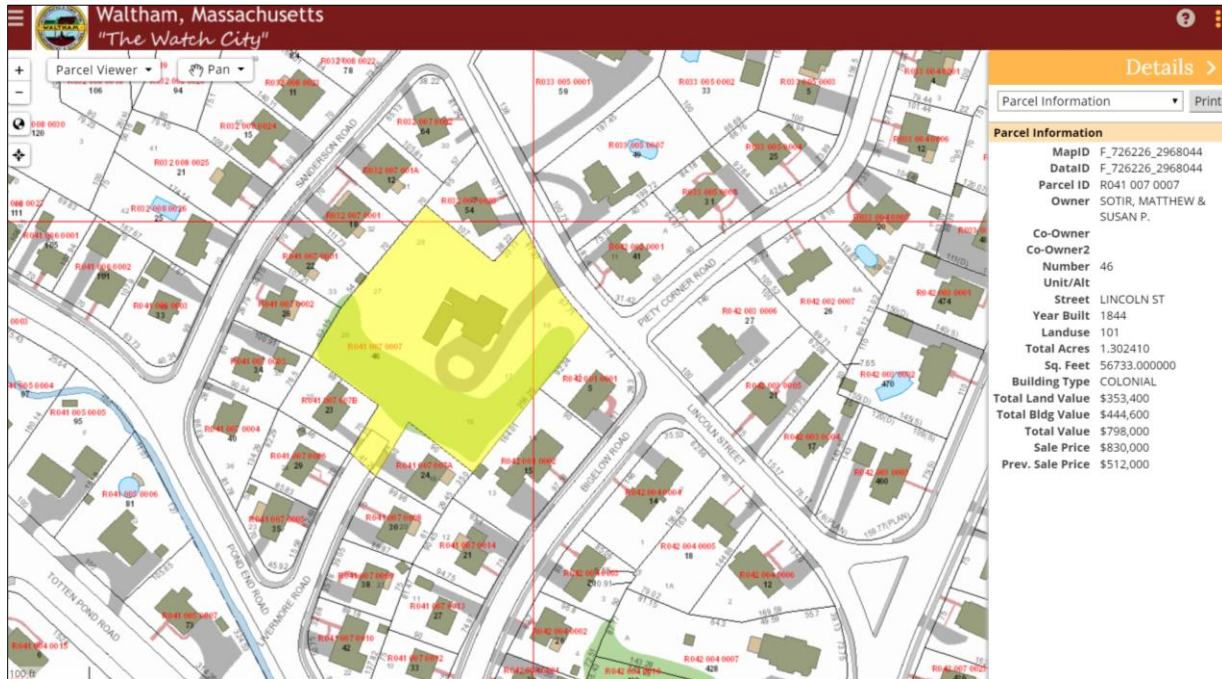
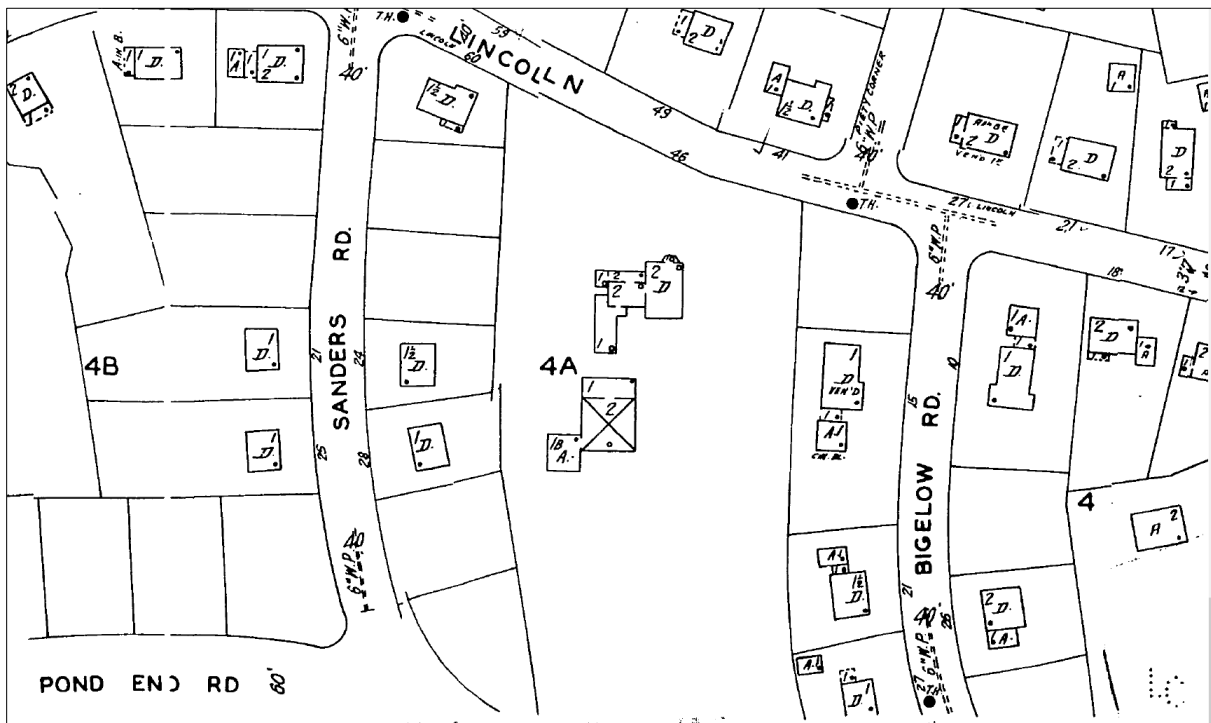
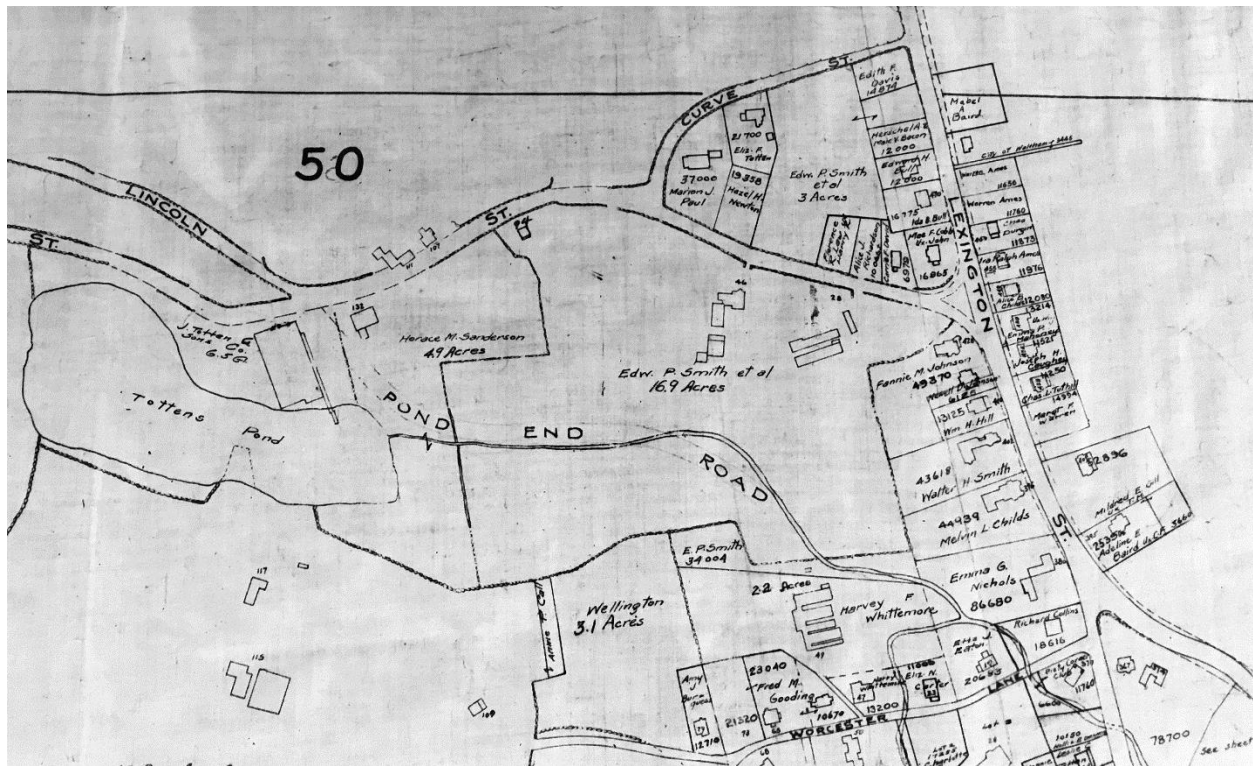


46 Lincoln Street

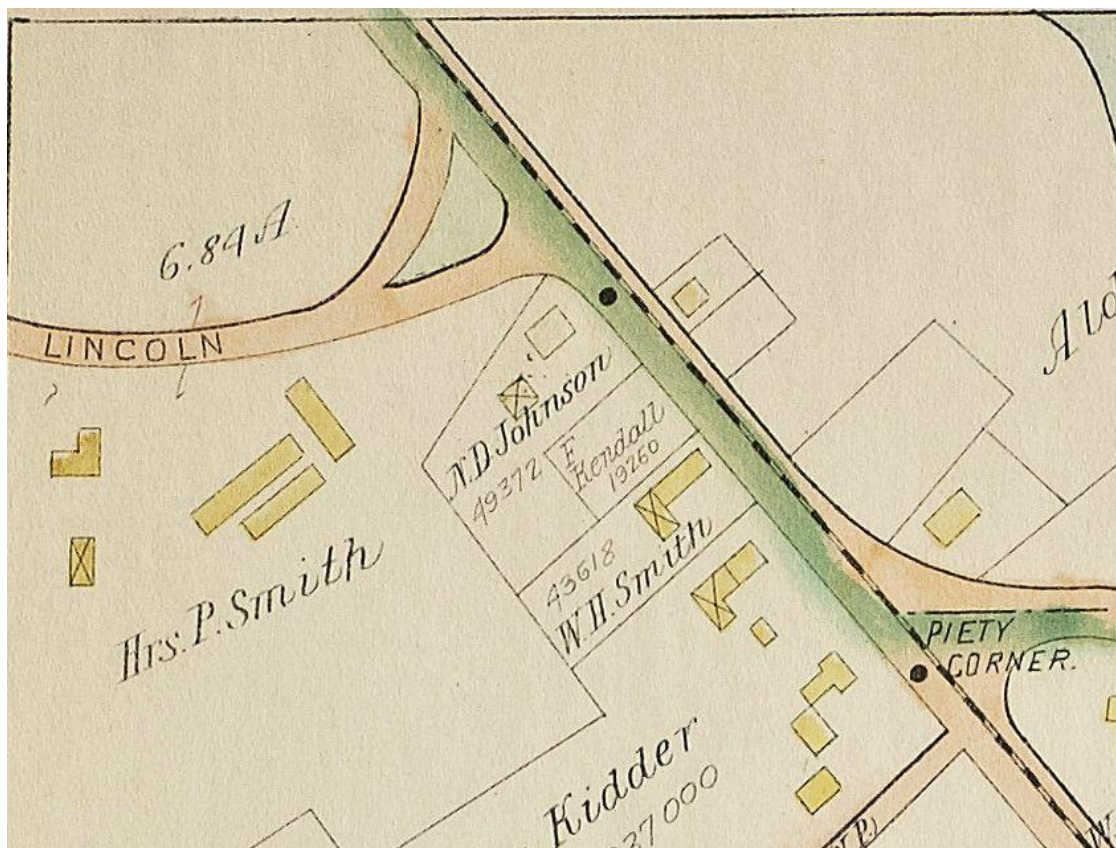




1938 Sanborn map



Sanderson map 1900-1918



1900 map



1854 Woodford map



Photo from National Register form

Timeline

- 1839 Directory, Boston, Perez Smith, provisions, Elm, h. 50 Cambridge
- 1845 Deed, Sibbyl Sanderson to Winslow Chapin of Roxbury
- 1846 Deed, Winslow Chapin of Roxbury to Perez Smith of Waltham [MLR 484/575] no mention of building on 13-acre parcel bounded on north by Lincoln St. Another parcel on north side of Lincoln had a barn on it.
- 1848 Deed, William Sanderson to Perez Smith, provision dealer [MLR 529/334]
- 1850 Census, Perez Smith, provision dealer, real estate worth \$34,000. Daniel Emerson, blacksmith lived 2 houses away. Daniel Emerson lived at corner of Main & Lyman.
- 1852 Shields map of Boston & Vicinity, P. Smith shown on Lincoln Street
- 1855 Census, Perez Smith, farmer. Nahum Hardy lived nearby.
- 1860 Census, Perez Smith, farmer, real estate valued at \$40,000. 30 acres of improved land, 5 acres unimproved land, mixed dairy & market garden farm
- 1870 Census, Perez Smith, farmer, real estate valued at \$50,000
- 1873 Death, Perez Smith
- 1880 Census, Edward P. Smith, farmer (son of Perez Smith)
- 1890 Veterans Census (Civil War), Edward P. Smith, private, Co. E, 44th Mass. Volunteers, 1862-3
- 1890 Directory, Edward P. Smith, chairman, Board of Assessors, h. 46 Lincoln
- 1897 Directory, Edward P. Smith, President, Waltham Co-operative Bank, h. 46 Lincoln
- 1900 Census, Edward P. Smith, farmer, 46 Lincoln St.
- 1910 Census, Edward P. Smith, bank president
- 1912 Death, Martha Whipple (Carruth) Smith, widow of Perez Smith
- 1920 Census, Edward P. Smith, bank president
- 1935 Death, Edward Perez Smith, burial Mount Auburn Cemetery
- 1936 Deed, Frederick & Jennie Eaton (heirs of Smith estate) to Herbert Farnsworth [MLR 6041/306]
- 1936 Deed, Herbert Farnsworth to William J. Fortune [MLR 6069/484]
- 1940 Census, William J. Fortune, vice-president, bank
- 1945 Directory, William J. Fortune, asst. vice-president (National Shawmut Bank, Boston), 46 Lincoln
- 1946 Death, William J. Fortune
- 1950 Directory, Helen Fortune, widow of William
- 1952 Annual Listing, Robert & Sylvia Edwards (lived in Medford in previous year)
- 1956 Annual Listing, Robert & Martha Grimes, lawyer, 46 Lincoln St. (was at 30 Common in 1955)
- 1964 Directory, Robert A. Grimes (Martha), president, Middlesex Family Cooperative Bank, h. 46 Lincoln
- 1970 Annual Listing, Robert Grimes, lawyer, 46 Lincoln
- 1982 Directory, Robert A. Grimes (Martha), lawyer, 85 Central St., h. 46 Lincoln
- 1984 Deed, Martha P. Grimes to Joseph G. Clemente, Tr. of P M J K Realty Trust [MLR 15680/253]
- 1987 Directory, Paul & Betsy Clementi, officer, Clementi Associates, r. 46 Lincoln
- 1989 Deed, Joseph G. Clementi, Tr. & P M J K Realty Trust to Joseph, Mary, Paul Clementi et al [MLR 19977/34]
- 2000 Deed, Joseph G. Clementi, Tr. & P M J K Realty Trust to Joshua P. Seeger et al [MLR 31596/334]
- 2003 Deed, Joshua & Judith Seeger to Matthew & Susan Sotir [MLR 40775/506]

Discussion

Built by Perez Smith in 1851, the house is on the National Register of Historic Places. The MACRIS report describes the house: "Set back from a winding residential street with a few eighteenth and nineteenth-century houses and a great deal of twentieth-century infill, this is one of two Italianate houses with Greek Revival features in the area, and one of the best examples of this type in the city. The large house lot retains much of its pre-twentieth century rustic charm. The house is L-shaped in form and its substantial main block is characterized by a three-bay, center hall, plain main facade with two-bay end wall gables. Covered with clapboards, its corners are accentuated by heavy Doric pilasters composed of narrow vertical flush boards. Its center entrance is flanked by sidelights and is surmounted by a narrow transom and a blind, elliptical arch with a paneled sunburst-like pattern. In general, windows are fully enframed with projecting wooden sills and cornice-headed lintels in the Italianate manner. Windows contain 6/6 wood sash. Above the second floor windows is a heavy fascia board. The house is enclosed by a broad gable roof (with distinctive wide, end wall gable profiles). The attic exhibits two round arch windows. The deep cornice features closely spaced brackets. To the rear of the main block is an ell composed of two-story and one-story segments."

Perez Smith

Perez Smith was born in Waltham in 1787, and was the son of Nathan Smith and Susannah Bemis. When he was a young man, he moved to Boston, where he established a provision business in the Dock Square area. He moved to Waltham in late 1849 or early 1850, and could be found in the 1850 census listed as a provisions dealer, living with his wife and children in the vicinity of Main Street and Lyman Street. In 1846, he purchased two parcels of land, one a 13-acre parcel on the south side of Lincoln Street, and the other, containing a barn, on the north side of Lincoln Street. No mention was made of any buildings on the south side parcel. He purchased another parcel on the south side of Lincoln Street from William Sanderson in 1848. No buildings are mentioned in the 1848 deed either. By 1852, the house appears on a map, and in the 1855 census, he was living in a house on Lincoln Street. So date of 1851 as the construction date, asserted in the National Register form is probably correct, although Smith may have begun some construction as early as 1846, when he purchased the parcel. Sanderson claimed Smith used the old Pond End schoolhouse as a tool shed during construction, and the City sold the schoolhouse in 1851. Perez Smith was a prominent citizen of Waltham, since he was actively involved in the Waltham Farmer's Club, an organization formed to promote agricultural improvements and education in Waltham. The club often met at his house, and he frequently gave lectures on agricultural topics, and won numerous prizes at fairs. The Waltham Agricultural Library Association, whose collections ultimately contributed to the foundation of the Waltham Public Library, also met at the Smith house.

Edward P. Smith

Upon the death of Perez Smith in 1873, the property passed to his widow, Martha, and his son, Edward Perez Smith. Martha lived in the house until 1912, when she died at the age of 98 years. Edward P. Smith was a prominent businessman in Waltham, the president of the Waltham Co-operative Bank from 1895-1935, the treasurer of the Waltham Gas Company, and chairman of the Waltham Board of Assessors from 1892-1897 and 1918-1920. He had been a private in the 44th Regiment Massachusetts Volunteers during the Civil War.

William J. Fortune

After the death of Edward P. Smith, the property was sold to William J. Fortune, who was a vice president of Shawmut National Bank in Boston. William Fortune was very active as a speaker for the bank, urging business leaders to become involved in community affairs. He was for years connected with

the Boston and the New England Chamber of Commerce, and was the chairman of the industrial division of the Red Cross. In 1939, he was chairman of the American Bureau for Medical Aid to China (a time when the Chinese were suffering tremendously at the hands of their Japanese invaders). In Waltham, he was chairman of the Waltham Survey Committee, which assessed the housing and medical needs of the city's citizens. He died at the age of 59 years in 1946. His widow, Helen (Hoar) Fortune, lived in the house until 1950, and the house was rented out until 1956, when it was purchased by Robert Grimes and his wife, Martha.

Robert A. Grimes

While attending Harvard University as an undergraduate and in Law School, Robert Grimes befriended John F. Kennedy, and was a political aide to Kennedy in his run for the U.S. Senate. Mr. Grimes later became First Assistant Middlesex District Attorney. In the courtroom, Mr. Grimes was a pioneer in the use of videotaped testimony. He was the chief assessor for Boston under Mayor John F. Collins. He was head of the Newton, Waltham, and Watertown Bar Association. He was also the founder and president of the Middlesex Family Co-Operative Bank in Waltham, and was the Ward 2 city councilor in 1949 and an at-large city councilor in 1950 and 1951. In 1968, Grimes launched a committee of lawyers in support of the Hubert Humphrey presidential campaign. Grimes also worked on the campaign of Boston Mayor John Collins. During World War II, he served in the Navy as a lieutenant aboard the USS Detroit, a destroyer, and later as a lieutenant commander on the USS Massachusetts. He was in Tokyo Bay at the signing of the Japanese surrender. He also was an organizer of USS Massachusetts reunions.

Conclusion

Since it was built in 1851, the house is over 75 years old. The house is listed on the National Register of Historic Places, and from 1851 through the 1980s, the house was owned and inhabited by a number of historically significant people. Therefore, the house is historically significant. (See following documents.)

DECEASED.—Our columns of to-day announce the sudden death by pneumonia of Mr. Perez Smith, one of the old residents of Waltham, and one of the solid men of our town. Thus another of that family of brothers, sons of the late Nathan Smith, has passed away. Mr. Smith, a native of our town, it will be remembered, was in his earlier days one of the successful business men of Boston, and subsequently returned to Waltham, purchased a farm and erected thereon a fine residence, where he has spent the balance of his days. Notwithstanding he was well-to-do in the world, he was one of that class of men who seemed to enjoy life best when hard at work. By his decease his family—wife, sons and daughters—lose a kind husband and father, the Trinitarian Congregational Church and Society a faithful member and constant attendant, and the Waltham Farmers' Club also a member and almost constant attendant at its meetings, and the town loses a good citizen.

Obituary, Perez Smith
Waltham Sentinel, 4 July 1873

EDWARD P. SMITH, AGED BANKER, DIES

Head of Waltham Co-operative
Also Chief Assessor

Edward P. Smith, 93, oldest both in years and in point of service of the co-operative bank presidents of Massachusetts, and for many years chairman of the board of assessors of Waltham, died yesterday at his home, 46 Lincoln street, Waltham, after a short illness.

Born in Waltham, Dec. 27, 1841, he was the son of Perez and Martha W. Carruth Smith. He was educated in the public schools of Waltham, was graduated from the Waltham high school and later from Comer's Commercial college.

He had been president of the Waltham Co-operative Bank since 1895, and had served on its board of directors for more than 50 years. He was also treasurer of the Waltham Gas Company until that company was merged with the Consolidated Gas Company. He was a member of the F. P. H. Rogers post No. 29 of the G. A. R.

He was also a member of the First Congregational Church of Waltham.

He leaves a sister, Miss Mary Francis Smith of Waltham, who is two years his senior. His wife, Harriet Childs Smith, died 12 years ago.

Funeral services will be held at his residence tomorrow afternoon at 2:30 o'clock. The Rev. A. William Loos, pastor of the First Congregational Church, will officiate, assisted by the Rev. Frederick Harlan Page, former pastor. Burial will be in Mt. Auburn cemetery, Cambridge.

Obituary, Edward P. Smith,
Boston Herald, 1 Feb. 1935

DIES TWO YEARS LESS THAN 100 YEARS OLD

Mrs. Martha Whipple Smith Succumbs to Old Age.

Within two years of being 100 years old, Mrs. Martha Whipple Smith died yesterday, of old age, at her home in Waltham. She had passed her 97th birthday anniversary more than five months ago. She was the widow of Perez Smith, an old-time Boston business man, who died in 1873.

Mrs. Smith was born in North Brookfield and was the daughter of Francis and Mary (Hale) Carruth. She was married in 1833, and she and her husband lived in Boston till 1850, when they moved to Waltham to make their home. Mrs. Smith had continued her residence there ever since that time, a period of more than threescore years. She was a member of the Congregational Church of Waltham and always had taken a deep interest in the general work of the church and its societies.

Mrs. Smith was a sister of Charles, Nathan and Sumner Carruth, all former business men of Boston, and of Thomas Carruth, who was prominent as a business man in Chelsea. She had outlived all of these brothers and was the last of her immediate family.

She is survived by three children, Edward P. Smith of Waltham, Charles Whipple Smith of Boston, formerly a water commissioner and who has served on the board of aldermen, and Miss Frances Smith of Waltham.

Obituary, Martha W. Smith
Boston Herald, 14 Jan. 1912

WALTHAM CO-OPERATIVE BANK.

Bank Building, 637 Main Street - - Waltham, Mass.

INCORPORATED OCTOBER 13, 1880.

Loans Made on First Mortgages of Real Estate upon the 3d Thursday of each Month.

OFFICERS FOR 1894.

EDWARD P. SMITH, President. CHAS. L. BAILEY, Vice President.
DANIEL F. VILES, Secretary and Treasurer.
DIRECTORS: E. Winslow Fiske, Chas. C. Byam, Wm. G. Childs, Charles E. Getchell, Lorenzo Noble, Warren Marsh, John F. Coolidge, George S. Alden, Frank K. Porter, F. C. Hodgdon, M. T. Connelly, John Harris, C. W. Durgin, Adolph S. Batchelder, Edward F. Snell, Charles L. Viles.
AUDITORS: Herman E. Priest, Henry Whittemore, Charles F. Allen.
ATTORNEY: Clarence F. French.

Waltham Directory advertisement, 1897
Edward P. Smith, President



WILLIAM J. FORTUNE

W. J. Fortune, 59, Bank Official, Dies in Waltham

William J. Fortune, 59, assistant vice-president of the National Shawmut Bank since 1928, died this morning at his home, 48 Lincoln street, Waltham, after a short illness. Active in civic affairs, he was known throughout New England as a speaker on economic trends and industrial topics.

He came to the National Shawmut Bank in 1918 as a member of the business development department, after having been connected for 10 years with the development and commercial work of the Southern Railroad System.

Vice-chairman of the first Community Fund campaign in Boston, he also served as chairman of the industrial division of the Red Cross in Boston and was active in the New England Council and the Boston Chamber of Commerce, having held many offices in both. Interested in the affairs of China, he served as treasurer of the American Bureau for Medical Aid to China.

He is survived by a widow, Mrs. Helen J. Fortune; four daughters, Mary and Elizabeth, Mrs. Helen Madden and Mrs. Catherine Buckley, and a son, Gregory H.

Arrangements for the funeral services, which will be held at St. Mary's Church, Waltham, are incomplete.

Obituary, William J. Fortune,
Boston Traveler, 15 Oct. 1946

Survey Shows Urgent Waltham Housing Need
Daily Boston Globe (1938-1968), May 7, 1941; ProQuest Historical Newspapers: The Boston Globe
pg. 2

Survey Shows Urgent Waltham Housing Need

Waltham needs more homes for average income families, said William J. Fortune, chairman of the Waltham Survey Committee, last night at the fifth dinner meeting of the Metropolitan Conference for Social Planning at the Hotel Continental, Cambridge.

In the move, sponsored by the conference in which towns and cities will solve their planning problems by means of a self-made survey of all resources, both public and private, Waltham last January offered to make the first.

Last night Fortune reported to an audience of 300 the findings made by 50 Waltham citizens.

The average Waltham pay envelope contains \$24 a week, Fortune said, but Waltham's new houses now under construction will sell for approximately \$6000—prices

which the average family cannot afford.

Waltham needs houses renting for \$25 a month. It needs apartments with central heating, general service chutes and incinerators.

Among the other Waltham needs stated by Fortune are: Better facilities for complete physical and medical examination of children, better care of the handicapped, eye and dental clinics for adults and a better coordinated program for cancer and diabetic care.

There should be greater cooperation between family helping agencies, more funds for dependent families and more swimming facilities for children.

Other speakers included Harold Bates, Winchester, chairman of the conference; Dr. Edmund B. Fitzgerald, Quincy, and Mrs. F. J. Redemann, Melrose.

William J. Fortune, chairman, Waltham Survey Comm.
Boston Globe, 7 May 1941

Harvard Law Today, In Memoriam – Spring 2001 Bulletin, April 6, 2001

1940-1949

Robert A. Grimes '40 of Wayland, Mass., died September 11, 2000. He was a retired trial attorney who practiced in Boston and Waltham, Mass. He served as a political aide during John F. Kennedy's campaign for the Senate. He was later the chief assessor for the City of Boston under Mayor John F. Collins and the founder of Middlesex Family Co-Operative Bank in Waltham.

Obituary, Boston Globe, 13 September 2000

Robert A. Grimes of Wayland, a trial lawyer in Waltham and Boston and a political aide during John F. Kennedy's campaign for the Senate, died Monday at the Palliative Care Center in Beth Israel Deaconess Medical Center. He was 84.

Born in Boston, Mr. Grimes attended Boston Latin School before earning his undergraduate degree from Harvard University and his law degree from Harvard Law School. While attending Harvard, Mr. Grimes befriended Kennedy, a man with similar political views and Irish background. Mr. Grimes and his wife, Martha, both worked on the Senate campaign. Mr. Grimes later became first assistant to Middlesex District Attorney James O'Dea, and chief assessor for Boston under Mayor John F. Collins. In the courtroom, Mr. Grimes was a pioneer in the use of videotaped testimony. He was also the founder of Middlesex Family Co-Operative Bank in Waltham. During World War II, he served in the Navy as a lieutenant aboard the USS Detroit, a destroyer, and later as a lieutenant commander on the USS Massachusetts. He was in Tokyo Bay at the signing of the Japanese surrender. He was a member of Woodland Golf Club in Newton, the Massachusetts Bar Association, the Harvard Alumni Association, and the Boston Latin Alumni Association. He also was an organizer of USS Massachusetts reunions.

He leaves three daughters, Ellen Aamodt of New York City, Martha of Weston, and Mary G. of Plymouth; four sons, Robert T. and Stephen P., both of Lincoln, Justin P. of Natick, and Barry of Leeds; and 11 grandchildren. A funeral Mass will be said tomorrow at 9 a.m. in St. Paul's Church in Wellesley. Burial will be in Woodlawn Cemetery in Wellesley.



(Herald Staff Photo by George Hoyt)

USS MASSACHUSETTS REUNION—Wartime crew members of "Big Mamie" met at Tiffany's Restaurant last night for their 18th reunion. From left—Edward W. Palmer of Reading, vice president of the USS Massachusetts Associates; Frank LeTourneau of Danvers, president; Rear Admiral H. P. Weatherwax, USN, first watch officer on "Mamie;" and Robert Grimes of Waltham, treasurer.

Photo, Robert Grimes
Boston Herald, 17 May 1964



ATTY. ROBERT A. GRIMES of Waltham, first assistant district attorney of Middlesex County, who has resigned to devote full time to law practice. A graduate of Harvard and Harvard Law School, he was appointed by Dist. Atty. James L. O'Dea, Jr., Dec. 10, 1956.

Photo, Robert Grimes
Boston Herald, 24 Apr. 1958