

Attachment 3: Historical Documentation and Maps

Land Title Abstracts

Lot 3 Plan 33

No. & Instrument	Its date	Date of registry	Grantor	Grantee	Qty of Land	Amount of Mortgage
1327 Bargain & Sale	5 Sept 1870	17 Sept 1870	Walter Lawson	Fred J Chadwick	All	
1328 Release	11 Sept 1870	17 Sept 1870	Allan (?) Neeve	Fred J Chadwick	All	
2812 Bargain & Sale	7 April 1873	8 April 1873	Fred J Chadwick & Wife	Francis Law	All	
2813 Mortgage	7 April 1873	8 April 1873	Francis Law & Wife	Rev. HW Stewart	All	\$313
5139 Discharge of Mortgage	6 April 1876	6 April 1876	HW Stewart by Attorney FJ Chadwick	Francis Law	All	
995 Certificate of Claim	22 Aug 1898	22 Aug 1898	William Slater	George Marsh	All	\$48
1393 Bargain & Sale	19 Sept 1879	24 Sept 1879	Mayor & Treasurer of the City of Guelph	Francis Law	All	
11632 Certificate	10 Oct 1956	4 Feb 1957	Frederick J Law, deceased	Re Estate of		
-	-	-	-	-	-	-
61R-4429 R-Plan	-	20 Oct 1988				

61R-4475 R-Plan	-	6 Dec 1988				
589313 Grant	-	20 Dec 1988	Frederick law	Frederick Law, Margaret Cecilia Law "as JT"		

Lot 4 Plan 33

Book	No.	Instrument	Its Date	Date	Grantor	Grantee	Qty of Land	Value
-	-	-	15 April 1869	1869	Robert A. Hale	Andrew (?) Master		
	1327	Bargain & Sale	5 Sept 1870	17 Sept 1870	Walter Lawson	Fred J Chadwick	All	
	1328	Release	11 Sept 1870	17 Sept 1870	Allan (?) Neeve	Fred J Chadwick	All	
	2812	Bargain & Sale	7 April 1873	8 April 1873	Fred J Chadwick	Francis Law	all	
	2813	Mortgage	7 April 1873	8 April 1873	Francis Law & Wife	Reverend HW Stewart	All	
	5139	Discharge of Mortgage	6 April 1876	6 April 1876	HW Stewart by Attorney FJ Chadwick	Francis Law	All	
	1393	Bargain & Sale	19 Sept 1879	24 Sept 1879	Mayor & Treasurer of the City of Guelph	Francis Law	All	
	11632	Certificate	10 Oct 1956	4 Feb 1957	Frederick J Law, deceased	Re Estate of	all	

-	-	-						
	61R-4475	R-Plan		20 Oct 1988				
	61R-4475	R-Plan		6 Dec 1988				
	589313	Grant		20 Dec 1988	Frederick Law	Frederick Law, Margaret Cecilia Law as JT		

Lot 4 Plan 269

Book	No. Inst.	Instrument	Its Date	Date	Grantor	Grantee	Qty of Land	Value
	683	Bargain and Sale	20 December 1877	31 Dec 1877	John Smith (assignee)	Emma Law wife of Francis Law	all	-
-	4687	Mortgage	11 Jan 1890	11 Jan 1890	Law	John Hooper	all	\$1000
13	5999	Discharge of Mortgage	16 Jan 1895	16 Feb 1895	John Hooper	Emma Law	all	
-	6000	Mortgage	16 Jan 1895	16 Feb 1895	Emma Law and her husband Francis Law	John Smith, executor of George Lumley, deceased	all	\$1000
69	ineligible	Assignment of mortgage	10 Jan 1900	20 Aug 1908	Nathaniel Higinbotham and James Wallace, executors of John Smith, deceased	James Watt and William Sunley Trustees	all	-

-	10659	Bargain and Sale	6 May 1911	20 Feb 1913	Newton Matthews administrator of Emma Law deceased, Francis Law, Emma R Ward, Elizabeth R Hunter, Mary A Gray, Francis S Law, George S Law, Evelyn M Matthews, John James Law, children and, son of Emma Law deceased	Frederick James Law	All & premises	\$1.00
-	11632	Certificate	10 Oct 1956	4 Feb 1957	Frederick James Law, Deceased	Re Estate of	All as in 10659	-
Book 9	M-74180	Grant	21 April 1967	28 May 1968	Frederick Law, Execturo of Frederick J Law, deceased and Charlotte Law widow	Frederick Law	all	1
-	587105	Grant	-	21 Nov 1988	Frederick Law	Frederick Law, Margaret Cecilia Law "As JT"	all	O L as in M-74180

City Directories

Directory Year	Address	Name(s)	Occupation
----------------	---------	---------	------------

1892-1912	14 Neeve	Francis Law	Fish Dealer
1913		William Bell	Machinist @ Taylor Forbes
1914-1955		Fred J Law	Fish dealer
1957-1961		Mrs. Lottie Law	
1963		Frederick J Law and Margaret	Molder @ Eramose Brass and Aluminum
1966		Frederick J Law and Margaret	Driver
1967		Frederick J Law and Margaret	Scrap Dealer
1968-1969		Frederick J Law and Margaret	Lab @ Eramosa Brass and Aluminum
1970		Frederick J Law and Margaret	Scrap Dealer
1972		Frederick J Law and Margaret	Construction Worker
1974		Frederick J Law and Margaret, Marlene A Law	Marlene; Student
1975		Frederick J Law and Margaret, Brian Law	Brian; Operator Arnco Canada Marlene; Nurse at Homewood
1976		Frederick J Law and Margaret, Brian Law, Marlene A Law, Marilyn Law, Randy Law	Brian; operator at Armco Canada Marlene; Nurse at Homewood Marilyn; Secretary at Kearns McKinnon Gifford H&B Randy; student
1977		Frederick J Law and Margaret, As Above	As Above
1978		Frederick J Law and Margaret, Marilyn, Randy	Marilyn; secretary at Kearns McKinnon Gifford H&B Randy; student
1979		Frederick J Law and Margaret, Marilyn, Elaine, Randy	Marilyn & Elaine; secretary at Karns McKinnon Gifford H&B

			Randy; student
1980		Frederick J Law and Margaret, Janice Law	Janice; cashier Mac's Milk
1981		Frederick J Law and Margaret	-
1982-1994		Frederick J. Law and Margaret Law	Janitor, Board of Education

Maps

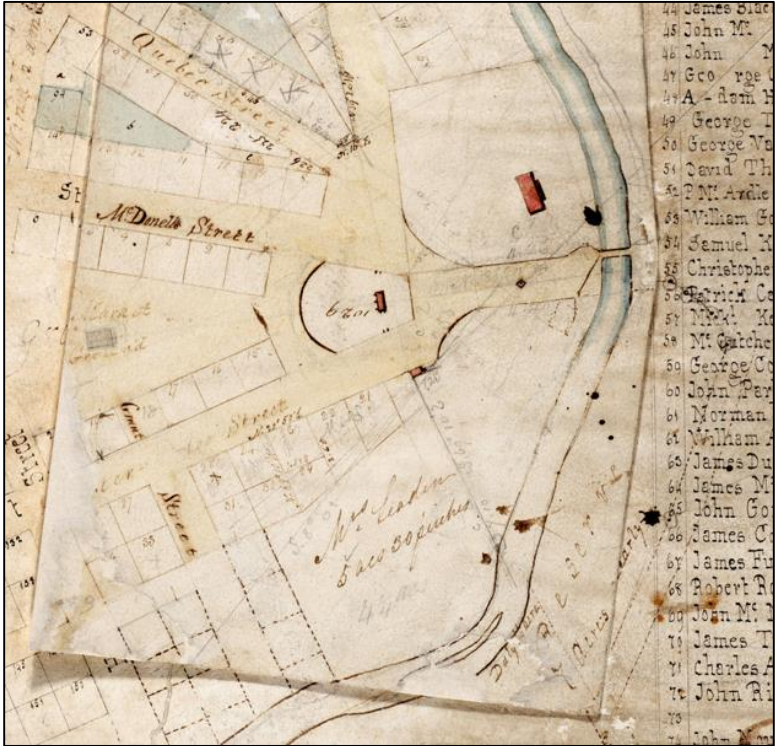


Figure 1: 1828 Plan for Guelph. Area that will become Neeve Street is between mill lands and a large area attributed to William Leaden, 5 acres 30 perches.

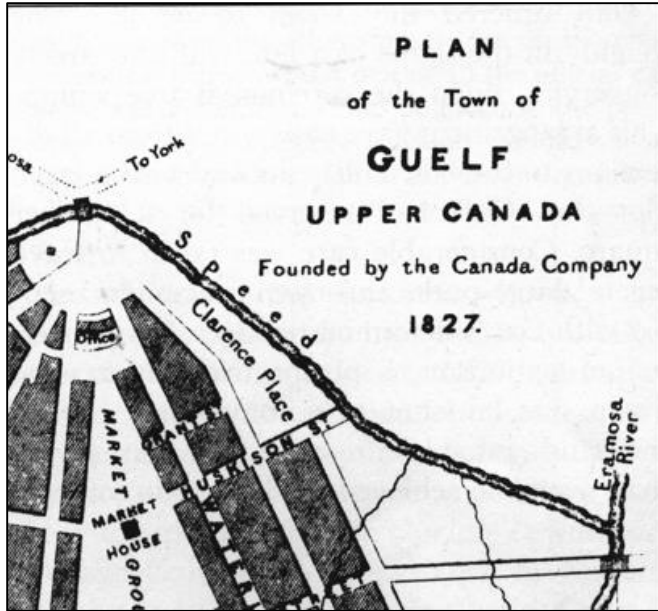


Figure 2 Galt Plan, 1828. Neeve area contained within area labelled 'Clarence Place'

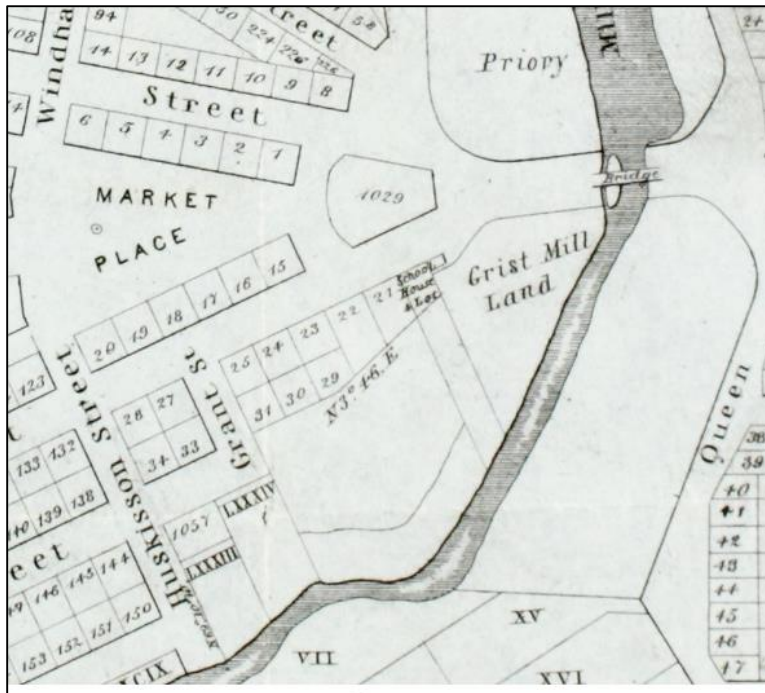


Figure 3: McDonald Plan 1847. Neeve Street is yet to be laid out between Grant Street and the mill lands. Note the lands laid out for a school, to the north-east of where Lots 3 and 4 will eventually be laid out.

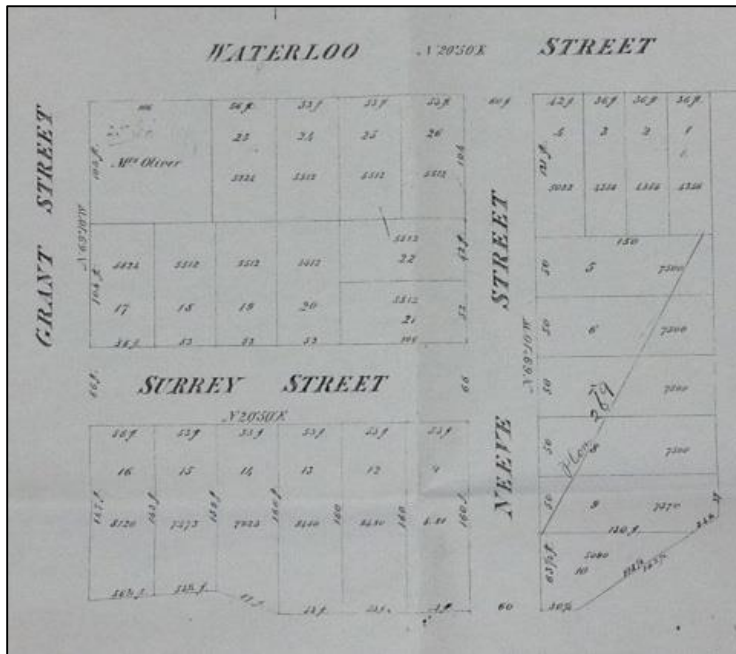


Figure 4: Neeve Map, c. 1855. Plan 33 of Lots on Neeve Street and surrounding neighborhood, from Allan Neeve's map, circa 1855. Note that Lots 3 and 4 will move following the later extension of Surrey Street.

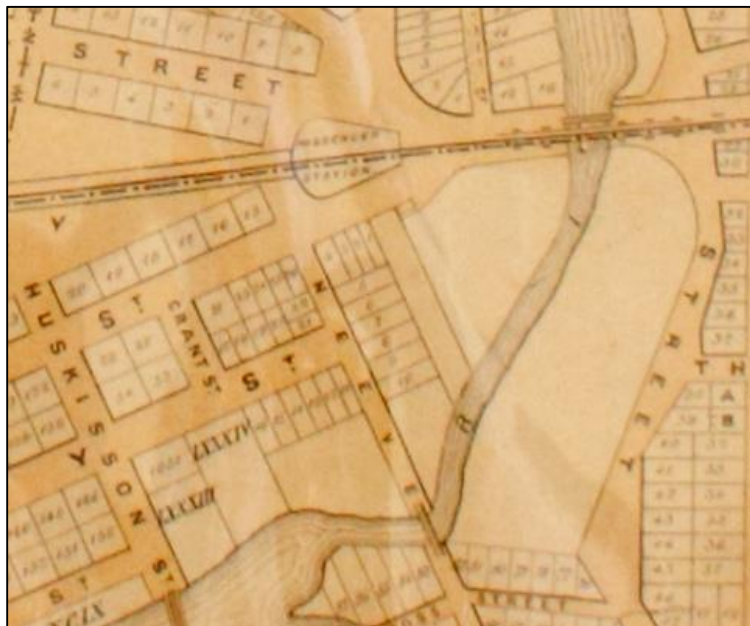


Figure 5: J. Smith Map from 1855. Neeve Street laid out, with Lots 3 and 4 in question now discernible. Note that one Fred J Chadwick is responsible for drawing this map, who is the eventual grantor of lands to Francis Law (the builder of the stone house) and will later become an Alderman.



Figure 6: Hobson and Chadwick Map, 1858. Again, Neeve St. takes shape, with individual lots discernible.

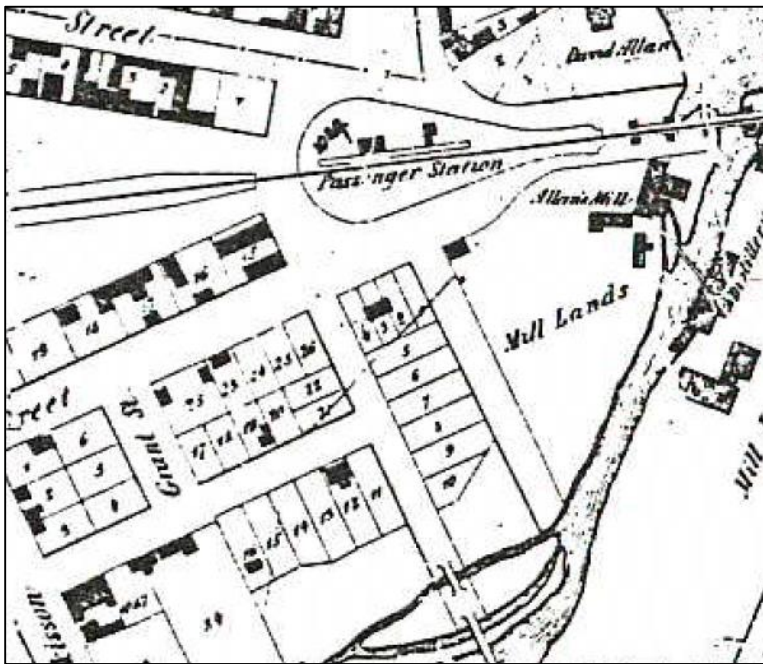


Figure 7: 1862 Plan of Guelph. Note the presence of a large building northwest above where stone house will be built. Note the construction of the passenger station, which Francis Law played a role in constructing.



Figure 8: Section of Cooper's Map from 1862, namely the area of downtown surrounding Neeve Street. Note that while Neeve Street now exists next to the mill lands, the stone house in question on has yet to be built.

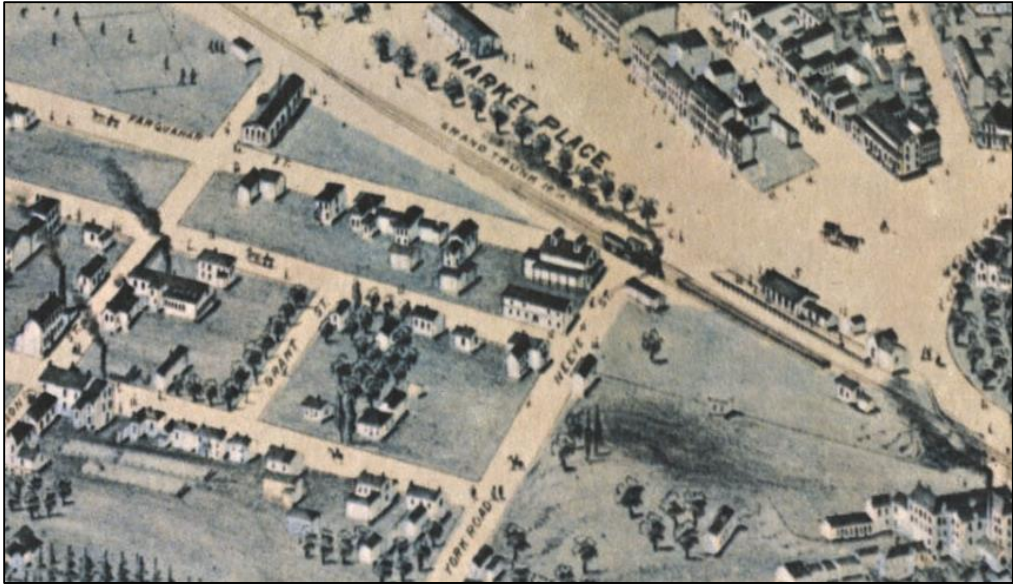


Figure 9: Brosius Birdseye Map, 1872. Development of lands between Neeve Street and 'Mill Lands' is sparse, with the stone house in question still 6 years from construction.



Figure 10: Cotterell Map, 1877. Surrey street has yet to be extended in 1877, as laid out in Plan 269.

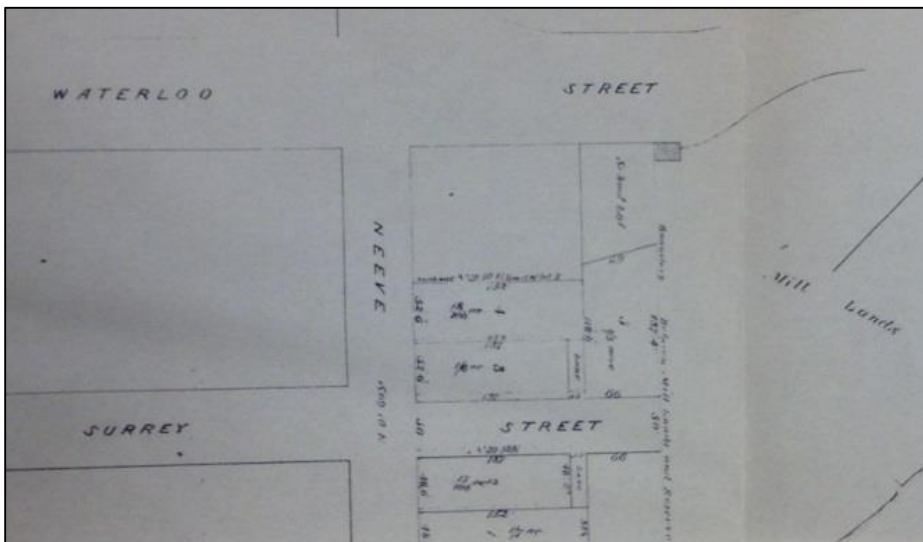


Figure 11: Plan 269 of 14 Neeve Street, as seen in Cooper's Survey circa 1877. Note that an extension to Surrey Street has been proposed, and lots 3 and 4 have moved to where lots 5 and 6 were.



Figure 12: Area of downtown Guelph, Allan's Mill lands, and Neeve Street from 1906 Atlas.

Fire Insurance Plans

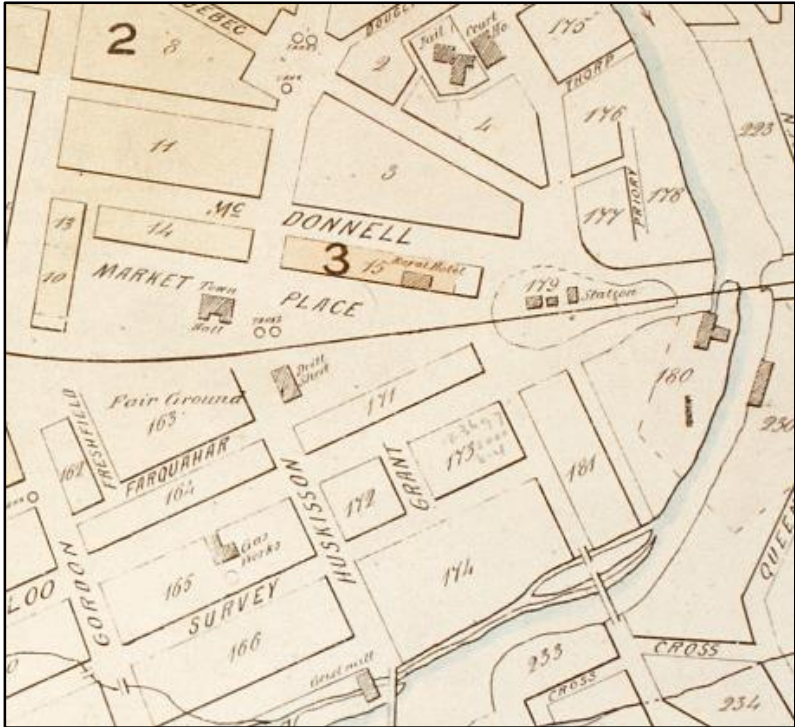


Figure 4: Fire Insurance Plan 1878, 28-1-4 Main. Lots 3 and 4 as contained within block 181.

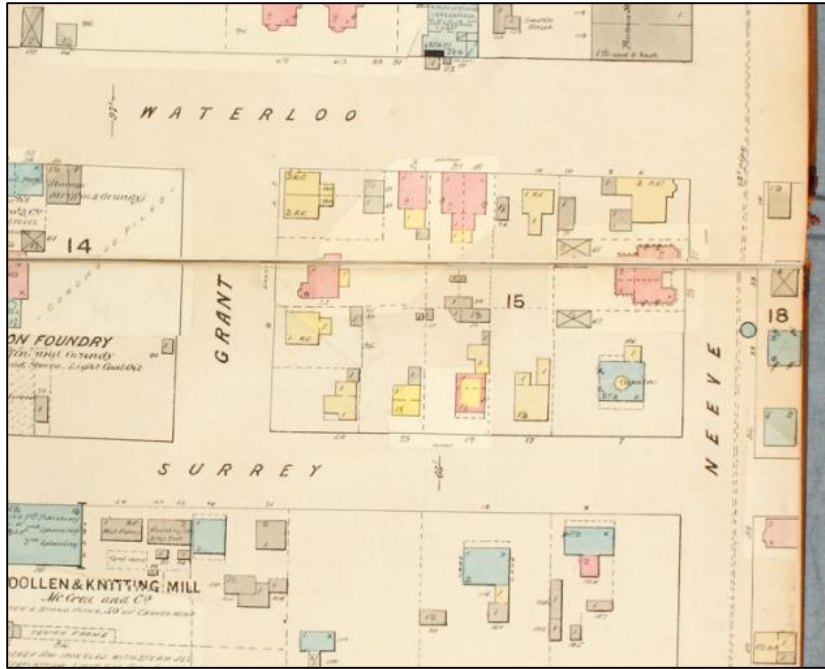


Figure 5: Detail from Fire Insurance Plan 1881 (Revised 1892), Sheet 3. Both 14 Neeve Street and its neighbour on the corner of Neeve and Surrey are now built.



Figure 6 Fire Insurance survey from 1892, Massey Archives, University of Guelph. Notice the real density of residential units here adjacent to the growing industrial district.



Figure 7 Fire Insurance Plan 1897 (Rev. 1907), Sheet 2B, 14 Neeve Street is block 18.



Figure 8 Fire Insurance Plan index from 1897 (revised 1911).

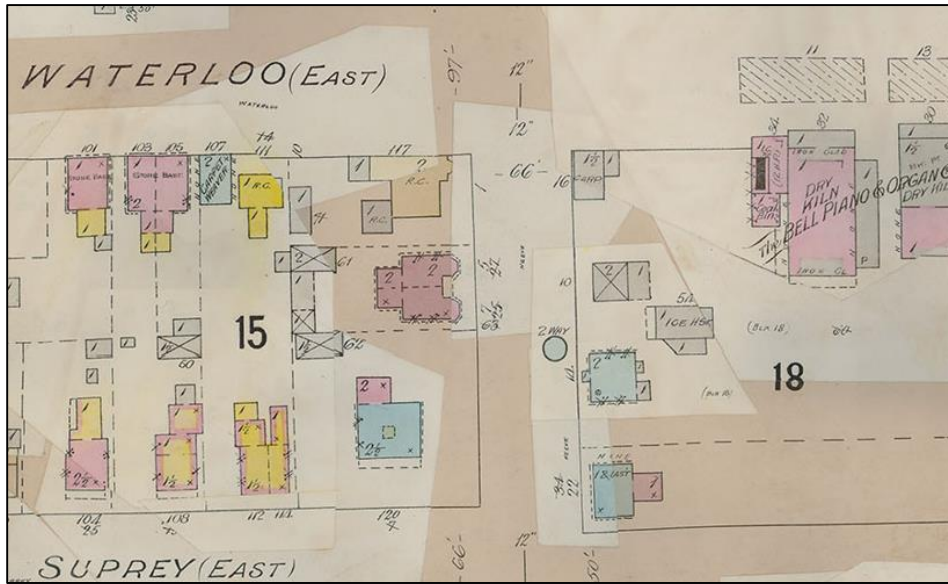


Figure 9: Fire Insurance Plan 1897 (Revised 1911), Sheet 2A.

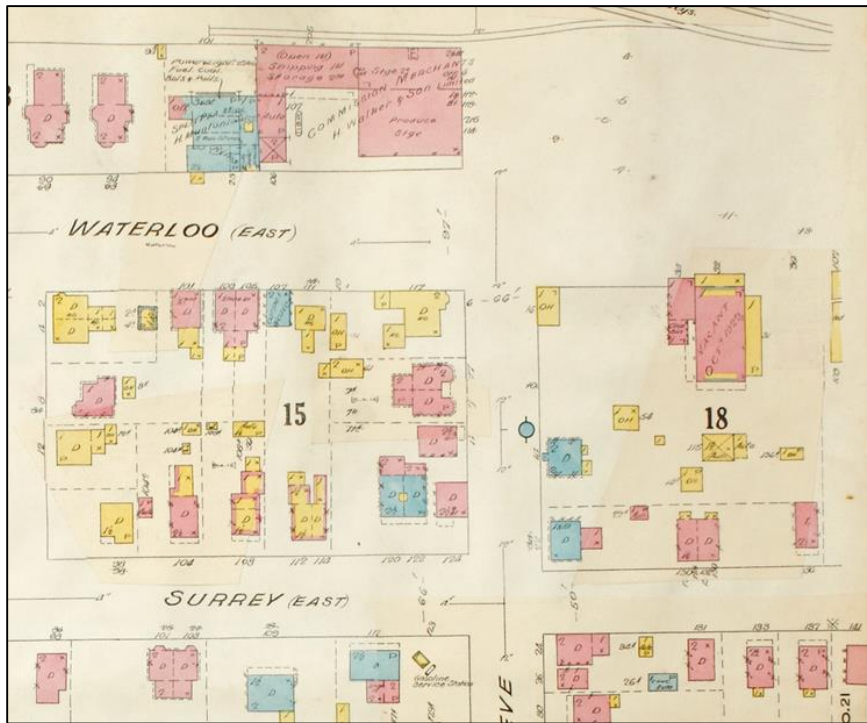


Figure 19: Fire Insurance Plan for 1922 (Revised 1929), Sheet 20.

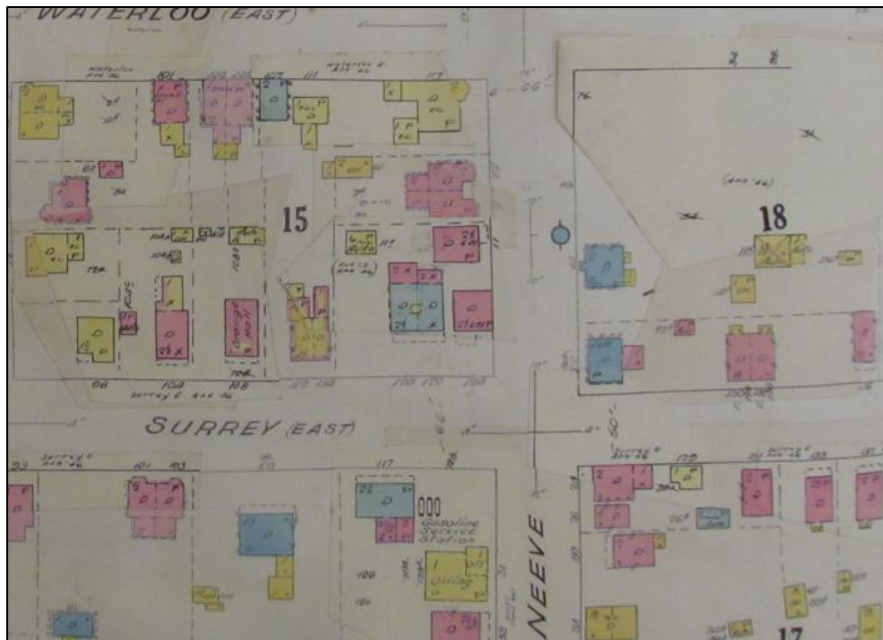


Figure 20: Fire Insurance Plan 1922 (Revised 1946), Sheet 20a.

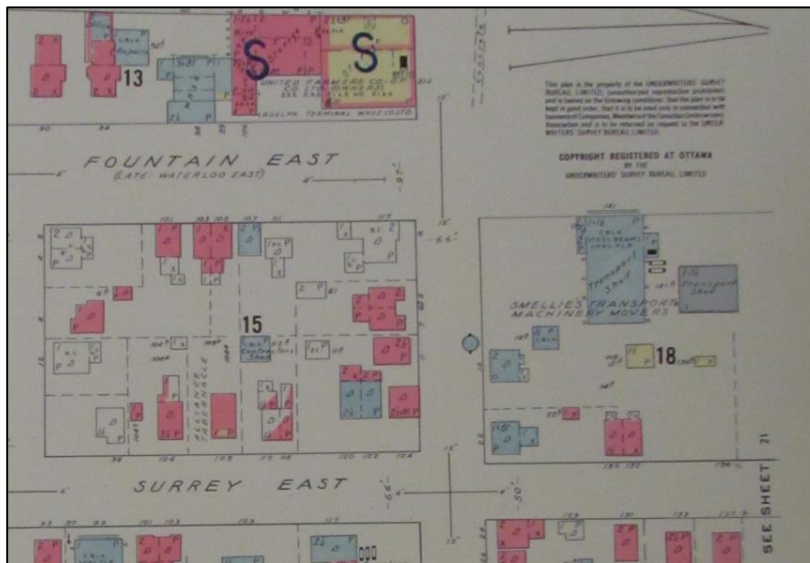


Figure 21: Fire Insurance Plan for 1960, Sheet 20.

Couling Inventory Page

<u>ARCHITECTURAL INVENTORY</u>	BLOCK No.	PAGE
<u>LOCATION</u>	ITEM.	
14 NEEVE		
<u>ARCHITECT</u>		
<u>CONTRACTOR</u>		
<u>ORIGINAL OWNER</u>	Francis Law	
<u>ORIGINAL USE</u>	single family dwelling	
<u>DATE OF CONSTRUCTION</u>	1875-1880	
<u>BUILDING MATERIAL</u>	local limestone	
<u>SIGNIFICANCE</u>	Priority #1. Stone construction, age, character.	




PHOTO DATE: 21-1-75

Figure 10: Scan of Couling Inventory Page for 14 Neeve Street.

Information:

Property Name: 14 Neeve

Original owner: Francis Law

Original use: single family dwelling

Date of construction: 1875-1880 *According the GHS article on the Law's, the house was constructed in 1878

Building Material: local limestone

Significance: Priority #1, stone construction, age, character.

Date of photograph: January 21st, 1975