

## Remarks from President, Nevin Martin

### Greetings all preservationists, members, and board members



We are excited about the holiday season and are looking forward to our biggest event, the Holiday House Tour in early December. We are thankful to our volunteers who are willing to help with the event and mostly the people who are willing to open up their homes to the public, especially when

decorating starts very early for these folks. I look forward to seeing familiar faces along with new!

Karin Brown has generously volunteered to host a German Christmas Kaffeeklatsch at the Grammes-Brown House on December 18<sup>th</sup> with Christine Mai-berger as the speaker. We anticipate another good

turnout as we try something new for our organization. Thank you, Karin!

We continue to keep the house in our minds knowing its never ending need for attention. We are hoping to generate funds to take care of some needed repairs such as painting and wood repair. All donations are more than appreciated.

Thank you all for your continued effort to support The Trust and me as we continue to move forward into the next year. Merry Christmas and Happy Holidays from our family to yours

Thank you,



The 2022 Tiffin Historic Trust Holiday House Tour on December 4, from 1:00-5:00 p.m., features the beauty of older historic homes, modern residences, and commercial architecture. Eight buildings are included in the tour, ranging from a modest bungalow to grand single-family homes, an

apartment building, an organization meeting place and repurposed historic homes; one now a bed and breakfast and the other the Seneca County Museum.

Browse the main floor of the lovingly restored headquarters of the Tiffin Historic Trust and note the ornate interior wallpapers and numerous collectibles typical of Victorian interiors, and the slate-sided mansard roof representative of Second-Empire style architecture.

Tour-goers can admire both the architecture and the holiday decorations of the beautifully maintained buildings.

The Holiday House Tour ticket includes a map showing the locations of the sites which are located in the historic downtown district, as well as in north and south side Tiffin neighborhoods. Several home owners are offering holiday refreshments to their guests.

Tickets for Tiffin's Holiday House Tour are available at Great Lakes Ace Hardware, 1550 W. Market Street, Tiffin. On the Sunday of the tour, December 4, the tickets will only be available at the Grammes-Brown House, 172 Jefferson Street starting at 12:30 p.m. The ticket donation is \$20 per person. Contact Joan at 419-618-0698 for further information.

**Holiday House Tour Locations, December 4, 2022, 1:00 - 5:00 p.m. 2022**

*continued on page 2*



**The Grammes-Brown House, 172 Jefferson Street.** In 1988 Rosina Brown, granddaughter of confectioner Peter Grammes and the home's builder, donated the 1884 family residence to the Tiffin Historic Trust, with the mandate that the Trust maintain and preserve the historic and architectural significance of the building. The home now serves as the lovingly restored headquarters of Tiffin's historic preservation organization. Tour the main floor and admire the ornate wallpapers, beautiful woodwork, and numerous collectibles typical of Victorian interiors, and when outside, notice the slate-sided mansard roof representative of Second-Empire style architecture.



**The Queen Anne, 25 Adams Street.** The two and a half story quintessential Queen Anne style single family residence was built in 1895 by John King. In the 1980s Lenore and Charles Livingston remodeled the house into a bed &

breakfast, although after the business closed, it became a rental property. In 2017 the property was purchased by Andrew H. Kalnow, who had already been active in restoring a number of historic houses in the Fort Ball/Frost Parkway area. Renovation of 25 Adams began in 2020. All bathrooms and the kitchen were totally renovated, while the remaining period piece interior was carefully restored and decorated with contemporary boutique furniture. Notable elements of the Queen Anne style include cross gabled roof, decorative shingles in the gables, decorative brickwork in chimneys, slate roofs with finial ornaments at the peak, bay windows, multi-paned leaded windows, and a three-story round tower with a conical roof.



**Tiffin Masonic Lodge, 181 South Washington Street.** Tiffin's Masonic Lodge #77 was conceived at a meeting in August, 1833. In early 1912 a committee was formed to study building a structure wholly owned and operated by the Masonic bodies of Tiffin. The group purchased property owned by George Loomis and the Smith Estate for \$10,500, and construction of the

present building was begun. The cornerstone was laid by the Grand Master of Ohio using a walnut gavel crafted from wood that formed part of the old Plank Road, which was discovered ten feet below the street level of the current building. The Tiffin Masonic Lodge building was completed in 1915. Since it opened, the Board of Trustees of the Tiffin Masonic Temple has worked tirelessly to maintain the exceptional facility. The group is proud to welcome the citizens of Tiffin to one of the most uniquely beautiful buildings in Tiffin.



**The Kahler/Atkin Apartments, 269 South Washington Street, Apt. 3.** A three-bedroom apartment in the two-story brick building will be open for viewing. Built in 1914 as a 10-unit apartment structure, it has been renovated into six units. The building is locally known as the "Kahler Apartments" and is currently owned by Justin and Lydia Atkin, who purchased it in 2015. The building features a unique gated courtyard, original hardwood floors, woodwork, doors, and bathtub. In 2021 The Tiffin Historic Trust presented the Atkins with the Nevin E.B. Martin Award for their work on the apartment building. The apartment will be

decorated for the holiday season with nine traditional and themed trees. Refreshments will be served for the guests to enjoy.



**The Felter Home, 168 Rosa Street.** Located on the hill at the end of Rosa Street, the home built by local builder Tom Wise in 2000, and purchased by Leslie and Andy Felter in 2013, boasts classic charm and contemporary décor. The main living level features an open floor plan. The kitchen was recently remodeled by Zeis Companies and features Mouser cabinetry and Silestone® quartz countertops. The clean lines of the cabinetry complement the cozy outdoor setting overlooking the country-like outdoor seating area. The family holiday tree with traditional Christmas decor is highlighted in the family's sports-themed basement. The Felters welcome you to their home and hope you enjoy your tour.



**The Krupp Home, 319 West Woodmere Drive.** The contemporary colonial-style house built in 2000 is the

home of Pete and Dianna Krupp. Traditional Christmas decorations are used throughout the home. One notable feature is the Prairie-style family room with oak trim and art glass. The nine-foot tree has many ornaments, some over 100 years old. The Krupps invite you to enjoy your visit to their home!



**The Whitmer Homeplace, 236 Third Avenue.** On January 3, 1906, A. McNeal bought this property for three dollars and ninety-three cents to cover delinquent taxes. It was owned by several families until 1952 when George and Dorothy Whitmer acquired the bungalow style home. In the mid-1990s the home was purchased by their youngest son Lonny who in 2001 sold it to Ronald Callahan, the Whitmer's eldest grandson, who now resides in the Whitmer Homeplace. The original cinder block was wrapped in vinyl in 1994 and the back family room was added onto in 2002. Ron's Photography Studio (2003) is in the separate

building to the rear of the property. Stroll through this unique home as you experience its cozy cottage atmosphere. Listen to Christmas carols played on the 1910 Estey Artist's Reed Pump Organ, which was used for many years in St. Andrew's Catholic Church in Bascom, Ohio.



**The Seneca County Museum, 28 Clay Street.**

The 1853 brick Italianate home was built by Tiffin's first millionaire, Rezin Shawhan and his wife Elvira. It remained in the family until 1941 when Lynn Troxel donated it to the county for use as a museum. It was dedicated to serve as the Seneca County Museum on August 5, 1942. The building is part of the Fort Ball Railroad Historic District and is listed in the National Register of Historic Places. The museum recently completed some building restoration work and had its exhibit spaces refreshed. The staff invites the public to experience an enchanting Christmas with period decor and festive music.

**Kaffeeklatsch at the Grammes-Brown House, December 18, 2022, 2:00 p.m.**

The Tiffin Historic Trust is offering its guests a "first time" treat: an authentic Christmas German Kaffeeklatsch, a gathering of neighbors and friends who meet daily in the midafternoon to "klatsch" [visit and talk or gossip].



**A Traditional German Bunte Teller Painted Holiday Plate**

During the Advent/Christmas season many people continue this tradition and serve their fanciest Christmas cakes and cookies that the hostess has prepared for the upcoming Christmas day. The guests at the Grammes-Brown House will learn about German Christmas customs, including Nickolaus, Christkind, Krampus, and Knecht Ruprecht. The Kaffeeklatsch participants will be served delicious desserts of Apfelstrudel (apple

strudel) with vanilla sosse (sauce) and whipped cream, and Karin Brown's famous Nusseken. Each will also receive a "Bunte Teller," an authentic decorated German plate filled with home baked German cookies, including plentiful Springerle. German children eagerly anticipate finding their Bunte Teller under the Christmas tree. German coffee will be served with these delights and so much more.

The program will be given by Christine Maiberger, a Tiffin resident and native German who has taught the language, history and customs of her homeland to students in several area schools and colleges. Christine will describe the Christmas traditions and explain how the Christkind, beloved by settlers who brought their own customs to these shores, became Santa Claus.



**Springerle Cookies**

The event will be held on Sunday, December 18<sup>th</sup>, at 2:00 p.m. at the Grammes-Brown House, 172 Jefferson Street in Tiffin. Please make your reservations soon by calling Mary at 419-448-0370. Spaces are limited and fill up quickly. The donation cost of the event is \$25 per guest.

**Annual Holiday Chili Supper for Tour Hosts, Members and Friends**

**Monday, December 5, 2021 Starting at 6:30 p.m.**

It is a long-standing tradition of the members of the board of trustees to invite the tour hosts, general membership and friends to join them the evening after the Sunday Holiday House Tour in appreciation of the support given to the Tiffin Historic Trust.

The trustees provide the appetizers, desserts and bowls of chili (two types this year) for their guests. Join the party at the Grammes-Brown House, 172 Jefferson Street, Tiffin, starting at 6:30 p.m. Engage in conversation with others who believe in the importance of historic preservation.

It is not necessary to respond, but if you have any questions, contact Jackie at 419-618-9728.



## Spirit of Main Street Award Winner Continues Her Work

Just a few days before the October 8 Tea, Mary Lewis was the recipient of Heritage Ohio's *Spirit of Main Street Award* which was presented at the Annual Preservation and Revitalization Award Ceremony at Toledo's historic Ohio Theatre on October 4, 2022. A founding member of Tiffin Historic Trust and a long-time board member, Lewis was among those who advocated for Tiffin to join the Main Street program long before it came to pass. Lewis was chosen for the honor because of her dedication of "time, effort, and expertise toward helping their Main Street program transform and thrive."

Tiffin Mayor Dawn *Iannantuono* congratulated all of the award winners, and especially Mary Lewis, "for her years of dedicated service to Tiffin and Seneca County."

For more information on the Awards Ceremony go to <https://tiffinseneca.org/2022/10/04/downtown-tiffin-receives-four-state-awards/>

Not one to rest on her laurels, Mary Lewis took the reservations, planned the seating arrangement, and greeted guests at the October 8 Tea.

This past summer, in June 2022, Lewis was honored as the first recipient of Tiffin's Creative Citizen Award. Mayor Aaron Montz and Ryan Poignon of the Tiffin Municipal Arts Commission presented Lewis with a plaque and flowers, commending her for making a creative difference in the community.



## Past Events

### September 18: The Grammes-Brown House Opened its Doors to Visitors



Ohio History Connection, the statewide history organization whose mission is to "spark discovery of Ohio's stories," held its Ohio Open Doors event from September 11-20. This was a statewide effort to have building

owners open their doors to the public for special tours to promote, educate and inspire pride in Ohio's amazing heritage. The Tiffin Historic Trust participated by opening its headquarters, the Grammes-Brown House, for



free tours on Sunday, September 18, from 1:00-4:00 p.m.

Jackie Fletcher updated the scripts originally written by John Huss, telling the history of the Grammes-Brown family as well as information about each room in the house, including the second floor. Greeters were Paula Crum and Christine Waters



Pattee. Guides were Karin Brown, Rachel Crooks, Amanda Davidson, Mary Lewis, and Vicki Ohl

Ohio History Connection provided souvenir keychains for the guests. The visitors who toured the Grammes-Brown House expressed their interest in the history of the home and family and appreciated being able to have guided tours of the 1884 residence.

### October 3: Nevin Martin accepted a \$750 check from Greg Dell of Reineke Family Car Dealerships.



The Dealership hosted its 4<sup>th</sup> Annual Motors N' Music in Tiffin car show on August 20, and designated the proceeds be shared between The Tiffin Historic Trust and the Catherine A

Matthews Memorial Fund. The board members expressed their appreciation for the gift.



## In Memoriam – Nancy L. Cook



On November 1, 2022, Nancy L. Cook, age 85, passed away. Cook was selected in November 1989, to fill an unexpired position on the board of trustees and she remained on the board until 2016. Her skills as an interior decorator were quickly called upon as Rosina Brown had bequeathed the Grammes-Brown House to the Historic Trust the year before. The home was in need of a great deal of maintenance and decorating in order to meet the requirements of the bequest, which were to maintain and preserve the historic and architectural significance of the building. The Historic Trust saw it as an opportunity to demonstrate how to repair and restore a home built in the late 1800s. As an interior designer with Sears and later as the owner of Custom Decorating by Nancy, Cook brought her passion for historic homes and her experience and know-how to selecting appropriate wallpapers and draperies for the Grammes-Brown House. She had an eye for the placement of the historic furniture and

collectibles that remained in the home, much as they would have been displayed when Rosina Brown lived there. Nancy and husband Bill had beautifully restored their own home on West Perry Street, later turning it into the successful Mad River Railroad Bed and Breakfast. Their home was later purchased and now serves as the Morrison House.

*continued on page 6*

**October 8:** Lisa Swickard entertained a full house of tea-goers with her tales of Native Americans in Seneca County. Many of her stories featured residents, including ghosts, in the Old Fort Area.



**Jazz specialist Doug Collar played historic jazz recordings in the background.**



**Mary Shaffer won the gift certificate to The Renaissance provided by Dave Spridgeon.**

**October 16:** The Historic Trust held A Mystery Bourbon Tasting on a beautiful, warm fall day with nearly forty guests partaking in the sampling of bourbon and whiskey at an event organized by Nevin Martin and Mike Pinkston. Dave Spridgeon, local owner of The Renaissance of Tiffin, a 1920s theme bar, entertained the tasters in the Grammes-Brown Carriage House.



**Spridgeon reveals the differences in whiskeys and bourbons**

**November 12:** Holiday Extravaganza at Calvert High School was the perfect setting to display the collection of homemade dolls by Peggy Price that were donated to the Historic Trust by her daughter Cindy Price Rennie, to use as a fundraiser. Jackie Fletcher set up the doll display.

There are still some dolls available. Contact Jackie at 419-618-9728 to purchase a doll.



continued from page 5

Cook did not limit her support of the Historic Trust to her decorating skills. She was instrumental in establishing the Holiday House Tour as an annual event, holding the successful Victorian Teas and other outreach programs, such as the "Children's Breakfast in the Garden." Another undertaking was the design and production of the Historic Building Series replicas fundraiser, which she headed up for several years.

Cook was at the forefront in the fight to save the 1886 Seneca County Courthouse, being among those who took the case to court. In 1972 Cook received the Outstanding Young Women award from Tiffin Jaycees. Lenora Livingston selected Nancy Cook as the recipient of the Okie Baker Award in 2005. During the Historic Trust's Annual Dinner in 2016, Cook was presented with the Kenneth E. Davison Preservation Leadership Award. During her 27 years as a member of the board of trustees, Nancy Cook was vital to the programs and success of the Tiffin Historic Trust!

The family is planning a celebration of life service in the future. Expressions of sympathy can be shared on her tribute wall at [www.wisefuneral.com](http://www.wisefuneral.com). In lieu of flowers the family requests that donations be made payable to the Tiffin Historic Trust or to the Morrison House and mailed to the Wise Funeral Service, 129 W. Warren Street, Bucyrus, Ohio 44820.

## Help Your Local Historic Preservation Organization Fulfill its Mission

As the local organization that promotes historic preservation, the Tiffin Historic Trust believes in setting an example. The organization is continuing to promote preservation through educational programming, such as online tours that require expensive software to implement.

Like many older homes, the Trust's headquarters, the 1884 Grammes-Brown House, has ongoing maintenance and repair needs. Its window trim needs repainting as do the steps and porches. The Carriage House at the back of the property is becoming an important part of the Grammes-Brown House venue. It also needs exterior painting and eventually other upgrades to improve its usefulness.

Over the years the organization has kept its dues low to encourage membership, but dues alone are insufficient to achieve our goals and maintain the beautiful Victorian era home.

Please assist by making a year-end tax deductible contribution to the **Tiffin Historic Trust** to help preserve the architectural heritage of our community.

If you are age qualified and have IRAs, you can save on taxes by designating the Tiffin Historic Trust to receive all or a portion of your Required Minimum Distribution (RMD) with a Qualified Charitable Distribution (QCD). To take your gift as a deduction on your 2022 taxes, make the arrangements before January 1, 2023. Contact your retirement plan administrator to set up a distribution to Tiffin Historic Trust. Donations of stock holdings are also welcome. Please let us know if you are helping us in this way.

You can contact the Historic Trust by email at [tiffinhistoric@att.net](mailto:tiffinhistoric@att.net) for instructions on how to proceed and to notify us of any incoming gifts.

Online contributions of \$25 to \$500 may be made from the **Tiffin Historic Trust Web Site Donate Button: <https://tiffinhistorictrust.org/product/donate-to-the-tiffin-historic-trust/>**

Checks are always welcome as well.

Thank You!

**Tiffin Historic Trust, Inc. is a non-profit organization under Internal Revenue Code Section 501(c)(3)**

### Contribution Form

Donor's Name \_\_\_\_\_

Street Address \_\_\_\_\_

City: \_\_\_\_\_ State: \_\_\_\_\_ Zip code \_\_\_\_\_

E-Mail: \_\_\_\_\_ Phone Number: \_\_\_\_\_

Amount of Gift: \$ \_\_\_\_\_ Check Number: \_\_\_\_\_

Write checks to **Tiffin Historic Trust** and mail to **P.O. Box 333, Tiffin, Ohio 44883**



P.O. Box 333  
172 Jefferson Street  
Tiffin, OH 44883-0333

# Celebrate the Holidays with THT

**Holiday House Tour, December 4, 1:00-5:00 p.m.**



**Chili Supper  
December 5, 6:30 p.m.**

**Kaffeeklatsch at the Grammes-Brown House,  
December 18, 2:00 p.m**



## Give The Gift of a Membership To Someone You Know!

I want to help preserve our architectural heritage. Please enroll my friend/relative as a member in the following category:

- Annual Memberships:  New Member
- Individual \$15       Patron \$75
  - Family \$30         Business \$100
  - Sponsor \$50

BECOME A MEMBER TODAY and RECEIVE A 10% DISCOUNT ON TEA EVENTS, and RECEIVE OUR QUARTERLY NEWSLETTER PLUS ATTEND OUR ANNUAL CELEBRATION DINNER.

Name \_\_\_\_\_

Address \_\_\_\_\_

Phone \_\_\_\_\_

Email \_\_\_\_\_

P.O. Box 333  
tiffinhistoric@att.net  
Tiffin, OH 44883  
www.tiffinhistorictrust.org

## Our Mission

*"To promote historic preservation in Tiffin by meetings, publications, tours, or other means. To act as a non-profit organization to apply for and accept any grants that may be appropriate to further the cause of historic preservation. To promote and develop any plan for the preservation and restoration of Tiffin and to work with all interested groups and individuals to put this plan into effect."*

### Tiffin Historic Trust Board of Trustees Officers

Nevin Martin (President)  
Jackie Fletcher (Vice-President)  
Mike Pinkston (Treasurer)  
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Term Expiring 2023	Term Expiring 2024	Term Expiring 2025
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