

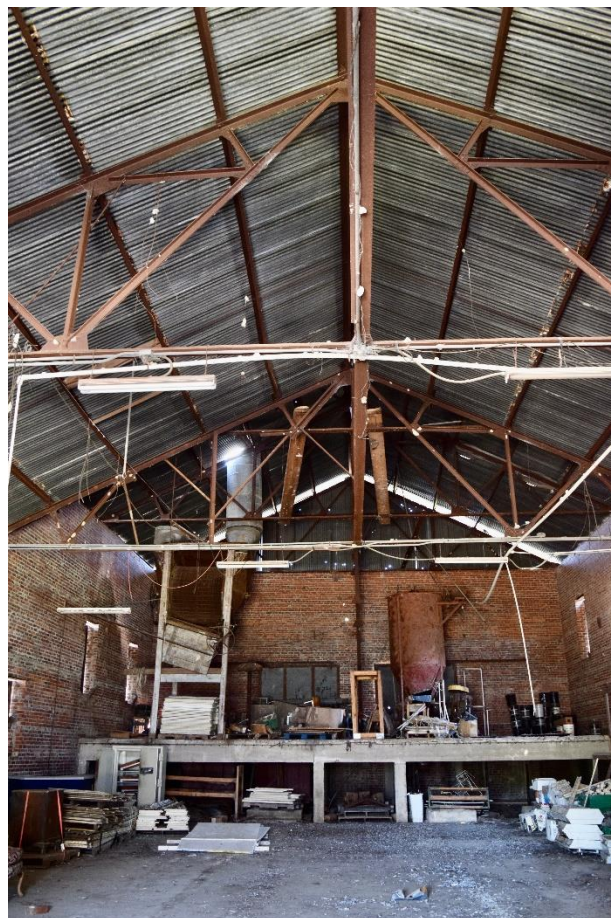
NATIONAL REGISTER OF HISTORIC PLACES

Wood-Rains Cotton Gin

Princeton, Johnston County JT1212 Listed 12/21/2023
Nomination by M. Ruth Little, Longleaf Historic Resources
Photographs by M. Ruth Little, June 2022



Overall view of front (south) elevation, looking NW.



Interior view, looking SW.

United States Department of the Interior
National Park Service

National Register of Historic Places Registration Form

This form is for use in nominating or requesting determinations for individual properties and districts. See instructions in National Register Bulletin, *How to Complete the National Register of Historic Places Registration Form*. If any item does not apply to the property being documented, enter "N/A" for "not applicable." For functions, architectural classification, materials, and areas of significance, enter only categories and subcategories from the instructions.

1. Name of Property

Historic name: Wood-Rains Cotton Gin

Other names/site number: N/A

Name of related multiple property listing:
N/A

(Enter "N/A" if property is not part of a multiple property listing)

2. Location

Street & number: 206 W. Railroad Avenue

City or town: Princeton State: NC County: Johnston

Not For Publication: N/A Vicinity: N/A

3. State/Federal Agency Certification

As the designated authority under the National Historic Preservation Act, as amended,

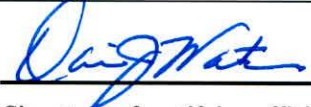
I hereby certify that this X nomination ___ request for determination of eligibility meets the documentation standards for registering properties in the National Register of Historic Places and meets the procedural and professional requirements set forth in 36 CFR Part 60.

In my opinion, the property X meets ___ does not meet the National Register Criteria. I recommend that this property be considered significant at the following level(s) of significance:

___ national ___ statewide X local

Applicable National Register Criteria:

X A ___ B ___ C ___ D

 <hr/> Signature of certifying official/Title: State Historic Preservation Officer North Carolina Department of Natural and Cultural Resources State or Federal agency/bureau or Tribal Government	<div style="font-size: 1.5em; font-weight: bold;">10/20/23</div> <hr/> Date
--------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------------	-----------------------------------------------------------------------------

In my opinion, the property ___ meets ___ does not meet the National Register criteria.	
<hr/> Signature of commenting official:	<hr/> Date
<hr/> Title :	<hr/> State or Federal agency/bureau or Tribal Government

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4. National Park Service Certification

I hereby certify that this property is:

- entered in the National Register
- determined eligible for the National Register
- determined not eligible for the National Register
- removed from the National Register
- other (explain:)

Signature of the Keeper

Date of Action

5. Classification

Ownership of Property

(Check as many boxes as apply.)

- Private:
- Public – Local
- Public – State
- Public – Federal

Category of Property

(Check only **one** box.)

- Building(s)
- District
- Site
- Structure
- Object

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Number of Resources within Property

(Do not include previously listed resources in the count)

Contributing	Noncontributing	
<u>1</u>	<u>0</u>	buildings
<u>0</u>	<u>1</u>	sites
<u>1</u>	<u>0</u>	structures
<u>0</u>	<u>0</u>	objects
<u>2</u>	<u>1</u>	Total

Number of contributing resources previously listed in the National Register 0

6. Function or Use

Historic Functions

(Enter categories from instructions.)

INDUSTRY/processing site

Current Functions

(Enter categories from instructions.)

OTHER: storage

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7. Description

Architectural Classification

(Enter categories from instructions.)

NO STYLE

Materials: (enter categories from instructions.)

Principal exterior materials of the property:

Foundation: brick

Walls: brick

Roof: metal

Narrative Description

(Describe the historic and current physical appearance and condition of the property. Describe contributing and noncontributing resources if applicable. Begin with a **summary paragraph** that briefly describes the general characteristics of the property, such as its location, type, style, method of construction, setting, size, and significant features. Indicate whether the property has historic integrity.)

Summary Paragraph

The Wood-Rains Cotton Gin, built in 1917, stands on the north side of the railroad tracks, about 150 feet west of North Pine Street in the small three-block business district of Princeton, Johnston County NC. The building sits approximately 20 feet north of West Railroad Avenue on an approximately one-half acre parcel, facing the North Carolina Railroad. The rectangular side-gabled gin building is constructed of load-bearing brick, with a steel truss roof. It consists of a one-story east section, three bays by three bays, and a two-story loft section at the west end, three bays wide and two bays deep. At the east end is a drive-through wagon passage with a wide sliding wood door and steel posts. At the loft end, two metal doors open to a loading dock with a loading crane on the exterior of the building. The well-preserved masonry building has a high level of integrity. In the rear of the property, is one non-contributing site, a concrete foundation of a ruinous small outbuilding, and one contributing structure, a concrete block ramp.

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Narrative Description

The building fronts West Railroad Avenue which runs parallel to the railroad. This railroad sits between the building and the small downtown commercial area to the south. Early 20th century residential buildings stand on the other three sides. The site at the south end of a rectangular parcel is flat and grassy with a paved driveway leading to the drive through wagon passage and another gravel drive directly west of the building. There are trees along the north edge of the property. There is also a concrete block ramp east of the drive through wagon passage. Several scattered concrete footings are visible in the rear yard but are too insignificant to be categorized as structures.

The gin contains a different fenestration and door pattern on each elevation. The south elevation has three windows in the one-story section and one lower level and two upper-level windows in the loft section. The north elevation has three windows and a bricked-in door in the one-story section and two lower and two upper windows in the loft section. The east elevation has a center sliding door flanked by single windows. The west elevation has two sliding doors.

The gin building's high-quality construction is almost completely intact. Brick walls are laid in one-to-five common bond. Rectangular windows, a single row in the one-story section and a double row in the loft section, have rectangular openings covered by metal shutters on iron pintel hinges. The openings have never had any windows. The floor is poured concrete, the interior is one large room, open to the steel truss roof. The gabled roof and gable ends have corrugated tin covering. The loft platform is cast-concrete construction, with thick pillars and a thick concrete floor. A narrow cast iron stair accesses the platform in the northwest corner. The only exception to the high level of integrity is a small one-story brick ell behind the loft that retains an original shuttered window but is now a ruin with a missing roof and partially demolished wall.

All remaining gin machinery is in the loft area. The 1946 deed transferring the gin building to M. B. Rains mentions the gin machinery in place--a 4/80 Saw Murray Steel Airblast Gin Outfit complete and one hundred horsepower Primm Engine. The current machinery is likely this same mentioned machinery. It would have been about 30 years old and still in working condition. The tall wooden gin stand has a wire hopper with remnants of a pulley system, a large exhaust pipe exiting through the roof, and wood boxes and hopper chutes underneath the platform. A second tall hopper north of the gin is likely of the same period. The one-story section has no remaining gin machinery. An array of electrical fuse boxes in the southeast corner of the lower section, includes a large fuse box that may be original.

The gin parcel contains remnants of one site and one structure:

1. Small outbuilding ruin. Ca. 1917. Non-contributing site. The concrete foundation of one small outbuilding is visible behind the loading dock. Its function is unknown.
2. Ramp, early to mid-twentieth century. Contributing structure. Just east of the wagon passage is a concrete block ramp. This had an angled open roof in a 1980s photograph, but the roof is now gone.

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Integrity Assessment

The Wood-Rains Cotton Gin retains a high degree of integrity of location, setting, design, materials, workmanship, feeling and association on the exterior and interior. The location of the building has not changed since it was constructed. Its setting including the set back from the road along the still existing rail line and proximity to the downtown commercial core remains the same. A few exterior features have been altered in over a century of use. The main block is completely intact, almost all original window shutters are still in place, and all doors are original. The ruinous rear ell and the loading dock show the most wear and tear. The front section of the dock has damaged brickwork and concrete; the rear section has been demolished. The interior retains its division into a large one-story space and a two-story loft space, with a significant ensemble of early gin machinery in the loft area. All ginning equipment in the one-story space was removed when the building was converted into grain storage in the mid-twentieth century.

Statement of Archaeological Potential

Given the age of the structure and the cast-concrete construction, there is little potential for intact archaeological deposits that could provide additional information about the gin's operation, with the possible exception of the concrete foundation located at the rear of the building. This feature may contain archaeological materials associated with the use of the gin and future ground disturbance in this area may warrant archaeological inspection.

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8. Statement of Significance

Applicable National Register Criteria

(Mark "x" in one or more boxes for the criteria qualifying the property for National Register listing.)

- A. Property is associated with events that have made a significant contribution to the broad patterns of our history.
- B. Property is associated with the lives of persons significant in our past.
- C. Property embodies the distinctive characteristics of a type, period, or method of construction or represents the work of a master, or possesses high artistic values, or represents a significant and distinguishable entity whose components lack individual distinction.
- D. Property has yielded, or is likely to yield, information important in prehistory or history.

Criteria Considerations

(Mark "x" in all the boxes that apply.)

- A. Owned by a religious institution or used for religious purposes
- B. Removed from its original location
- C. A birthplace or grave
- D. A cemetery
- E. A reconstructed building, object, or structure
- F. A commemorative property
- G. Less than 50 years old or achieving significance within the past 50 years

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Areas of Significance

(Enter categories from instructions.)

INDUSTRY

Period of Significance

1917-1960

Significant Dates

N/A

Significant Person

(Complete only if Criterion B is marked above.)

N/A

Cultural Affiliation

N/A

Architect/Builder

Unknown

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Statement of Significance Summary Paragraph (Provide a summary paragraph that includes level of significance, applicable criteria, justification for the period of significance, and any applicable criteria considerations.)

The Wood-Rains Cotton Gin, located in Princeton, Johnston County, North Carolina, meets National Register eligibility for its local significance under Criterion A in the area of Industry. It is one of only two known remaining cotton gins in Johnston County. The gin operated from its construction in 1917 to 1946 as the Wood Cotton Gin, then until 1960 as the Rains Cotton Gin, until cotton production plummeted in North Carolina due to the introduction of synthetic fabric. Its period of significance corresponds to its functioning years as a cotton gin from 1917 to 1960. The cotton gin, now over a century old, tells the story of Johnston County's role as one of the top producers of cotton in North Carolina during the first half of the twentieth century.

Narrative Statement of Significance (Provide at least one paragraph for each area of significance.)

Industry Context: King Cotton and its Gins in North Carolina

Cotton was one of North Carolina's most important crops in the 1800s and 1900s. Although cotton gins were indispensable to separating the cotton fiber from the seed for packaging and resale to textile mills, few gins have been recorded as historic buildings and most have disappeared. A search of the architectural database maintained by the North Carolina Historic Preservation Office revealed 83 documented cotton gins in North Carolina. Of those, approximately 18 have disappeared and likely more have been demolished since their initial recordation. Two cotton gins in the state are listed on the National Register: the Walnut Hill Cotton Gin and the Speight House and Cotton Gin. The Walnut Hill Cotton Gin (WA0199) in Wake County was listed in the National Register in 1986. The ca. 1845 large stone and frame building has two-and-one-half stories and a gabled roof. It was originally powered by mule labor in the open first floor, but the gin equipment on the second floor was upgraded to a steam engine in the early twentieth century. The Speight House and Gin (CO0016), at the center of a large cotton and peanut farming conglomeration in Edenton, Chowan County, was listed in the National Register in 1980 for its significance as a highly picturesque Queen Anne-style two-story brick house built in 1900 and an equally stylish two-story brick cotton gin built in 1902 by owner Will Oscar Speight, who owned a brickyard in Edenton. The gin house has a one-story main block with a loft, a two-story ell, and an arched wagon passageway in the interior of the building.¹

The "Ginning" Process

The main function of a cotton gin is to process a farmers' seed cotton into a viable commodity – cotton fiber. The ginning process removes the seed and cleans the fiber. Clean cotton is

¹ Mary Alice Hinson and Bruce Cheeseman, "Speight House and Gin National Register of Historic Places Nomination," 1980.

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important as any sticks, leaves, stones, or other impurities in spun yarn can cause the yarn to break.² As a building type, the historic cotton gin represents no standard form or materials. The buildings housing the gin machinery vary from frame to metal and brick, and the division of space was determined by the type of gin equipment and the builder's preference. All gin buildings contained a wagon passage where raw cotton was unloaded into the gin, often by a suction method. In the late nineteenth and early twentieth centuries, gin houses operated in the following sequence. The seed cotton was sucked by suction pipe from a wagon to a screened box called the separator. The seed cotton was then conveyed on a spiked belt to feeder hoppers over the gins. In the late 1920s or early 1930s older gin stands were sometimes replaced with Murray Company vertical saw gin stands with feeders. The next steps involved extraction of burs, sticks, grass and stems, then the separation of cotton fiber from the seed by airblast saw gin, disposal of trash, disposal of seed, and processing of the fiber (lint) by condensing, packing, and bailing.³ A cotton press packaged the finished cotton lint into bales to travel to market. Ginning is the essential link from field to market, between cotton production and cotton textile manufacturing.

Cotton "Ginning" in Johnston County

Cotton was King in Johnston County until about the mid-twentieth century when synthetic fabrics displaced cotton fabric. The North Carolina Railroad, built in 1856 as the state's first railroad, ran east-west through the county, and the Atlantic Coast Line Railroad, built in 1886, ran north-south through the county. The railroads made Johnston County a prominent location inside the prosperous Piedmont Crescent from Goldsboro to Charlotte. The predominantly agricultural county saw new businesses such as lumber mills, grist mills, cotton gins, cotton seed oil plants, and ice plants. Princeton, incorporated in 1861 as Boon Hill, was reincorporated in 1873 as Princeton. It flourished in the early twentieth century as electricity arrived in 1915 and merchants rebuilt their wooden stores in brick.⁴

In the 1860s and 1870s when the railroad spawned the Johnston County towns of Princeton, Selma, and Clayton, cotton was the county's leading cash crop. Johnston, along with Robeson and Cleveland, were the top three cotton-growing counties in the state during the first half of the twentieth century. A cotton gin was an important part of a town's economy and location along a railroad line was essential for a gin house to transport the cotton bales to market. Local farmers brought their cotton to a local gin, where it was ginned and then transported by railroad to cotton markets or textile mills. *Branson's North Carolina Business Directory*, 1897, lists one gin in Johnston County--J. W. Creech's public gin in Benson. In 1915 the *North Carolina Year Book and Business Directory* listed 104 cotton gins in the county, but many of these were probably small private farm gins. Five of these gins, owned by W. G. Mitchell, J. R. Ledbetter, Luther

² Roy G. Baker, "Ginning," accessed August 24, 2023, <https://www.cottonworks.com/wp-content/uploads/2017/11/2-Ginning.pdf>.

³ "Ginning Cotton," U. S. Department of Agriculture, 1956, Farmers' Bulletin No. 1748, accessed on UNT Digital Library, <https://digital.library.unt.edu/ark:/67531/metadc3411/m1/5/>, August 1, 2022.

⁴ "Boon Hill, Princeton," commemorative booklet housed in NC State Archives library, including Elmer Littleton Holt's "Oral History of Princeton," ca. 1940.

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Pearce, G. B. Worley, and J. W. Baker, stood in Princeton. In 1921, when the county ranked second in cotton production in North Carolina, about twenty cotton gins, powered by electricity, waterpower, or gas engines, ginned 48,047 bales of cotton in Johnston County.⁵

In the early 1920s American cotton production was badly affected by falling prices due to overproduction and the boll weevil infestation. At the end of the decade and in the 1930s the Great Depression continued to devastate cotton production in Johnston County and across the country. From a peak of 85,332 acres of cotton planted in the county in 1924, falling prices and the boll weevil cut Johnston's cotton acreage to 79,380 in 1929, 52,019 acres in 1934, and 32,637 acres in 1939. Overall, mechanization of the industry after World War II consolidated cotton production into large, automated farms. By the 1990s Johnston County no longer excelled in cotton production. In 2020, Texas, Georgia, Mississippi, and Arkansas produced more cotton than any other states in the county.⁶

Tom Butchko conducted a comprehensive historic survey of the county in 1982 and recorded five gins: the Wood Grocery Company Cotton Gin (JT0180) in Selma, Ogburn Cotton Gin (JT0888) in Smithfield vicinity, Stephenson (Murray) Cotton Gin (JT1293) in Smithfield, Selma Cotton Gin Company Building (JT0152) in Selma, and the Wood-Rains Cotton Gin (JT1212) in Princeton. Following a Johnston County survey update by Nancy Van Dolsen in 2002-2005, the Wood-Rains Cotton Gin was added to the State Study List in 2006 as one of the few surviving buildings of this type. The Stephenson Cotton Gin, a two-story metal building that was a common type found in eastern North Carolina, was determined eligible for the National Register in 2006, but had disappeared by 2021.⁷ The Ogburn Cotton gin and Selma Cotton Gin Company Building are also gone, leaving the Wood-Rains Cotton Gin and the Wood Grocery Company Cotton Gin the only known gins left in Johnston County. The Wood Grocery Company Cotton Gin, 150 N. Webb Street, Selma (JT0180), is a substantially intact two-story brick gin built ca. 1925. Walls are one-to-five common bond brick, painted except for the rear elevation. Window openings have metal industrial glazing. The gin retains slightly less integrity than the Wood-Rains Cotton Gin due to having been painted on three elevations. Photos of long-gone county gins appear in recent county historical publications. Tomlinson's Cotton Gin, ca. 1914, a one-and-two story frame building, appears in *Images of America: Johnston County*. The Creech Brother Gin, a two-story frame building built about 1915, and the Moore's Schoolhouse Gin, a large two-story metal gin built in the 1930s, appear in *Johnston County Revisited*.⁸

⁵ *Branson's North Carolina Business Directory*, 1897, 367; *North Carolina Year Book and Business Directory*, 1915, 276; *North Carolina Yearbook and Business Directory*, 1916, accessed on lib.digitalnc.org/record/25526; W. M. Sanders Jr. and G. Y. Ragsdale, *Johnston County: Economic and Social*, Rural Science Department of the University of North Carolina, 1922, pp. 21, 68. Accessed in N. C. Digital Collections, 7-27-22. NoCar Ref HC107 N8 526y.

⁶ "Cotton Sector at a Glance," U. S. Department of Agriculture, accessed August 24, 2023, <https://www.ers.usda.gov/topics/crops/cotton-and-wool/cotton-sector-at-a-glance/>.

⁷ Survey file, Stephenson Cotton Gin, JT 1293, Nancy Van Dolsen, survey consultant.

⁸ Johnson and Barbour, *Images of America: Johnston County*, Arcadia Publishing, 1997; K. Todd Johnson and Windy Thompson, *Johnston County Revisited*, Charleston, S.C., Arcadia Publishing, 2015.

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Historical Background:

The Wood brothers, Samuel Perrin Wood (1876-1962) and his brother I. T. Wood, moved from Enfield, in Halifax County, North Carolina to Selma, in Johnston County, and opened a grocery business before 1910.⁹ Operating as Wood Grocery Company Inc., the brothers owned many related businesses and industrial plants in the county until the 1940s.

The Wood brothers built groceries, gin houses, cotton seed oil plants, and ice plants in the county seat of Smithfield and the railroad towns of Selma, Princeton, and Benson in the early 1900s. In 1916 brothers S. P. and I. T. Wood paid W. F. and Minnie Young \$650 for approximately one half-acre adjoining the north side of the railroad tracks in the commercial district of Princeton.¹⁰ They immediately constructed a cotton gin. In the “King Cotton” boom, the new gin’s opening was as newsworthy as the social events of its leading citizens. On September 26, 1917, *The Smithfield Herald* column, “At the Capital of Boon Hill,” which contained mostly social happenings in Princeton, noted that, “The new gin, operated by electricity, is ready for business. They want cotton and more cotton. They expect to gin a bale every eight minutes. This gin is owned by the Wood Grocery Company.”¹¹

The Wood brothers must have gotten the “cotton and more cotton” that they wanted, as they installed additional gins and a 100-horsepower oil engine during the next few years. Gins needed electricity for the fans used for pneumatic conveying and for drying and an oil engine was used to power the gin. On December 6, 1918 the Boon Hill column of the *Smithfield Herald* noted that, “The owners of the electric gin have announced their intention of building on and placing additional gins in use to increase the daily output to eighty or one hundred bales.”¹² *The Smithfield Herald* of September 24, 1920, concluded the Boon Hill column with this musing, “It would be interesting for every boy in Boon Hill township to see the new one-hundred horsepower oil engine to run the Wood Gin plant here in town.”¹³

The brothers continued to operate their various businesses for many years. In 1933, I. T. Wood and his wife divested themselves of some of the Wood Grocery Company property (DB 440, 603-605). In 1943 S. P. Wood and his wife sold for \$1,000 a number of tracts to the Wood Grocery Company, including the Princeton gin (Tract 7), the Selma Ice Plant, Selma grocery lot, Smithfield Ice Plant, Smithfield gin, and a Benson tract. (DB 440, 603-607). *The Johnstonian-Sun*, published in Selma, reported in 1944 that Wood and his wife had returned from Florida, where they spent the winter at their winter home in Orlando.¹⁴ Although semi-retired, S. P. Wood continued to utilize the latest technology to provide services to his Johnston County

⁹ Information from U.S. Census and marriage records gathered in July 2022 from Ancestry.com by Todd Johnson, The History Place, Smithfield, N.C.; Selma grocery tract conveyed to Wood Grocery Company in 1904, Johnston County Deed Book 440, 606.

¹⁰ Johnston County Deed Book 26, 175.

¹¹ *The Smithfield Herald*, “At the Capital of Boon Hill,” September 26, 1917.

¹² “At the Capital of Boon Hill,” *The Smithfield Herald*, Dec. 6, 1918.

¹³ “Princeton-Boon Hill,” *The Smithfield Herald*, September 24, 1920.

¹⁴ “Society Page,” *Johnstonian-Sun*, Selma, N.C., April 20, 1944.

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communities through the 1940s. On July 12, 1945 the newspaper published an article about Wood's new ice plant opening in Selma. The new plant with the latest machinery produced 100 blocks of ice each twelve hours, nearly doubling the production of Wood's old Selma plant.¹⁵

In 1946 the Wood Grocery Company deeded their cotton gin in Princeton to R. A. Oliver of Princeton (DB 445,77), who sold within the year to M. B. Rains of Princeton (DB460, 460). The deed to Rains stipulates that the parcel contains the following personal property: "4/80 Saw Murray Steel Airblast Gin Outfit complete; 1 100 H.P. Primm Engine, and all buildings situate upon the above described premises."¹⁶ This combination of ginning equipment appears in the listings of new machinery described in the *Cotton Oil Press Bulletin* of May 1925, thus it may represent the equipment that was installed by the Woods in the late 1910s.¹⁷ The Murray Gin Company was founded in Dallas, Texas in 1900 and became one of the largest manufacturers of cotton gin machinery in the world. One of its most important contributions was its all-steel, high speed air blast gin.¹⁸

The primary business of Marion Butler (Buck) Rains (1895-1978) was grain milling. Like the Wood brothers, Rains was an entrepreneur. In 1939 he bought an antebellum grain mill on the Little River near Princeton and transformed it into the Rains Milling Company. He also owned a lumber yard and two cotton gins in Princeton. After the mill complex burned to the ground during World War II, Rains built a new mill, which he transferred to his three sons, M. V., Thell, and Bill in 1958. Fire destroyed the newer mill in 1978; the Rains family moved the business into Princeton, then closed it in 1982.

Buck Rains acquired the Wood Cotton Gin as cotton production and ginning waned in Johnston County. He closed the gin on W. Railroad Avenue about 1960 and converted it to storage for grain and hay baling machines for his milling business. The gin building is still owned by the Rains family and used for storage.

¹⁵ "New Ice Plant Begins Operation," *The Johnstonian-Sun*, Selma, N. C., July 12, 1945. Accessed on Newspapers.com on July 27, 2022.

¹⁶ Johnston County Deed Book 445, 77, September 30, 1946. Wood Grocery Company to R. A. Oliver.

¹⁷ *Cotton Oil Press Official Monthly Bulletin*, Vol. 9, May 1925, page 35, accessed at Google Books in search for "4/80 saw Murray steel airblast gin outfit," August 2, 2022.

¹⁸ Murray Gin Company records. <http://www.dallashistory.org/wp-content/uploads/2019/05/Murray-Gin-Company-records-V2.pdf>

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9. Major Bibliographical References

Bibliography (Cite the books, articles, and other sources used in preparing this form.)

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Previous documentation on file (NPS):

- preliminary determination of individual listing (36 CFR 67) has been requested
- previously listed in the National Register
- previously determined eligible by the National Register
- designated a National Historic Landmark
- recorded by Historic American Buildings Survey # _____
- recorded by Historic American Engineering Record # _____
- recorded by Historic American Landscape Survey # _____

Primary location of additional data:

- State Historic Preservation Office
- Other State agency
- Federal agency
- Local government
- University
- Other
- Name of repository: _____

Historic Resources Survey Number (if assigned): JT1212

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10. Geographical Data

Acreage of Property less than one acre

Use either the UTM system or latitude/longitude coordinates

Latitude/Longitude Coordinates

Datum if other than WGS84: _____
(enter coordinates to 6 decimal places)

- | | |
|------------------------|-----------------------|
| 1. Latitude: 35.466767 | Longitude: -78.160622 |
| 2. Latitude: | Longitude: |
| 3. Latitude: | Longitude: |
| 4. Latitude: | Longitude: |

Or

UTM References

Datum (indicated on USGS map):

NAD 1927 or NAD 1983

- | | | |
|----------|----------|-----------|
| 1. Zone: | Easting: | Northing: |
| 2. Zone: | Easting: | Northing: |
| 3. Zone: | Easting: | Northing: |
| 4. Zone: | Easting: | Northing: |

Wood-Rains Cotton Gin
Name of Property

Johnston, North Carolina
County and State

Verbal Boundary Description (Describe the boundaries of the property.)

The National Register Boundary comprised for the Wood-Rains Cotton Gin includes all of Johnston County Tax Parcel Pin 264212-95-9951. The Deed states it as *“begins at an iron stake on W. Railroad Avenue, runs west 157 feet to a stake, then 140 feet north to the center of Beaver Dam branch, then along the branch 157 feet to a stake, then south 155 feet to the beginning.”* (Johnston County Trustee Deed Book 3809, 16-21)

Boundary Justification (Explain why the boundaries were selected.)

The approximately one-half-acre parcel is the same parcel purchased by Wood Grocery Company in 1916 and acquired in 1946 by M. B. Rains and is now owned by the Thell C. Rains Revocable Trust. The parcel has been associated with the Wood-Rains Cotton Gin since its construction in 1917.

11. Form Prepared By

name/title: M. Ruth Little
organization: Longleaf Historic Resources
street & number: 2312 Bedford Avenue
city or town: Raleigh state: NC zip code: 27607
e-mail: mruthlittle@gmail.com
telephone: 919-412-7804
date: July 29, 2022

Additional Documentation

Submit the following items with the completed form:

- **Maps:** A **USGS map** or equivalent (7.5 or 15 minute series) indicating the property's location.
- **Sketch map** for historic districts and properties having large acreage or numerous resources. Key all photographs to this map.
- **Additional items:** (Check with the SHPO, TPO, or FPO for any additional items.)

Wood-Rains Cotton Gin
Name of Property

Johnston, North Carolina
County and State

Photographs

Submit clear and descriptive photographs. The size of each image must be 1600x1200 pixels (minimum), 3000x2000 preferred, at 300 ppi (pixels per inch) or larger. Key all photographs to the sketch map. Each photograph must be numbered and that number must correspond to the photograph number on the photo log. For simplicity, the name of the photographer, photo date, etc. may be listed once on the photograph log and doesn't need to be labeled on every photograph.

Photo Log

Name of Property: Wood-Rains Cotton Gin

City or Vicinity: Princeton

County: Johnston County State: North Carolina

Photographer: M. Ruth Little

Date Photographed: June 3, 2022

Description of Photograph(s) and number, include description of view indicating direction of camera:

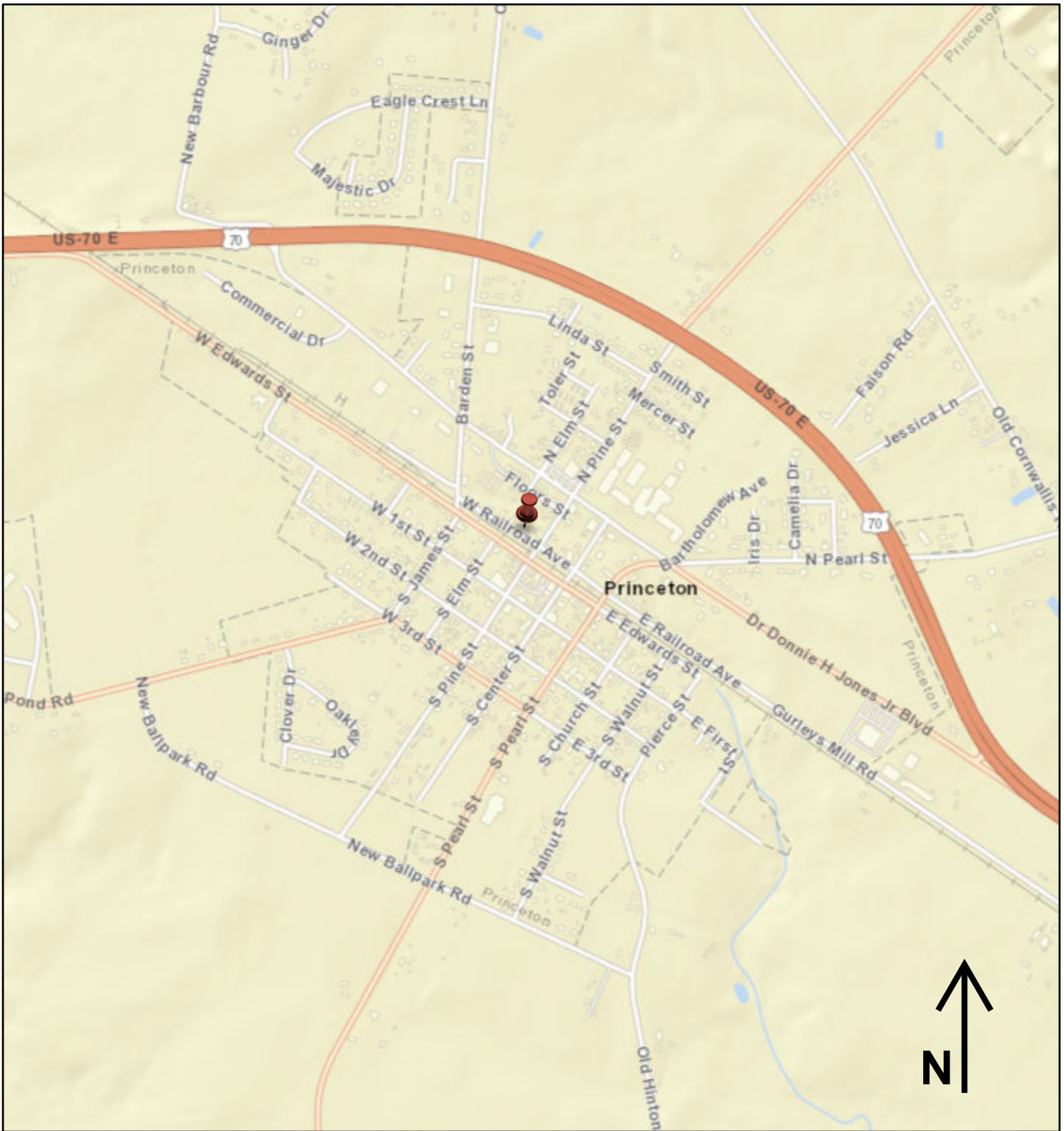
- 1 of 11: Overall view of front (south) elevation, looking NW.
- 2 of 11: Overall view of front (south) elevation, looking NE.
- 3 of 11: Overall view of rear (north) elevation, looking SE.
- 4 of 11: Overall view of rear (north) elevation, looking SW.
- 5 of 11: Concrete block ramp, looking SW.
- 6 of 11: Oblique view of wagon passage, looking N.
- 7 of 11: Door to wagon passage, looking W.
- 8 of 11: Detail of front elevation, looking SE.
- 9 of 11: Interior view, looking SW.
- 10 of 11: View of concrete platform of loft, looking W.
- 11 of 11: View of loft platform with gin stand, looking SW.

Paperwork Reduction Act Statement: This information is being collected for nominations to the National Register of Historic Places to nominate properties for listing or determine eligibility for listing, to list properties, and to amend existing listings. Response to this request is required to obtain a benefit in accordance with the National Historic Preservation Act, as amended (16 U.S.C.460 et seq.). We may not conduct or sponsor and you are not required to respond to a collection of information unless it displays a currently valid OMB control number.
Estimated Burden Statement: Public reporting burden for each response using this form is estimated to be between the Tier 1 and Tier 4 levels with the estimate of the time for each tier as follows:

- Tier 1 – 60-100 hours
- Tier 2 – 120 hours
- Tier 3 – 230 hours
- Tier 4 – 280 hours

The above estimates include time for reviewing instructions, gathering and maintaining data, and preparing and transmitting nominations. Send comments regarding these estimates or any other aspect of the requirement(s) to the Service Information Collection Clearance Officer, National Park Service, 1201 Oakridge Drive Fort Collins, CO 80525.

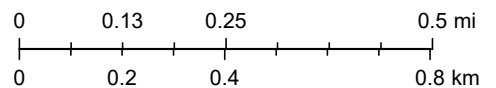
NATIONAL REGISTER LOCATION MAP



Created by Julie H. Smith on 8/24/2023 Source: HPOWEB

1:18,056

Wood-Rains Cotton Gin (JT1212)
206 W. Railroad Ave.
Princeton, Johnston County, North Carolina



Latitude: 35.466767 Longitude: -78.160622

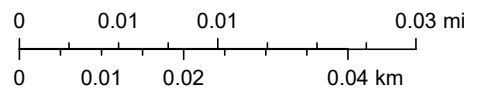
City of Goldsboro, Johnston County, State of North Carolina DOT, Esri, HERE, Garmin, INCREMENT P, NGA, USGS

NATIONAL REGISTER BOUNDARY MAP



Created by Julie H. Smith on 8/24/2023 Source: HPOWEB

1:1,128

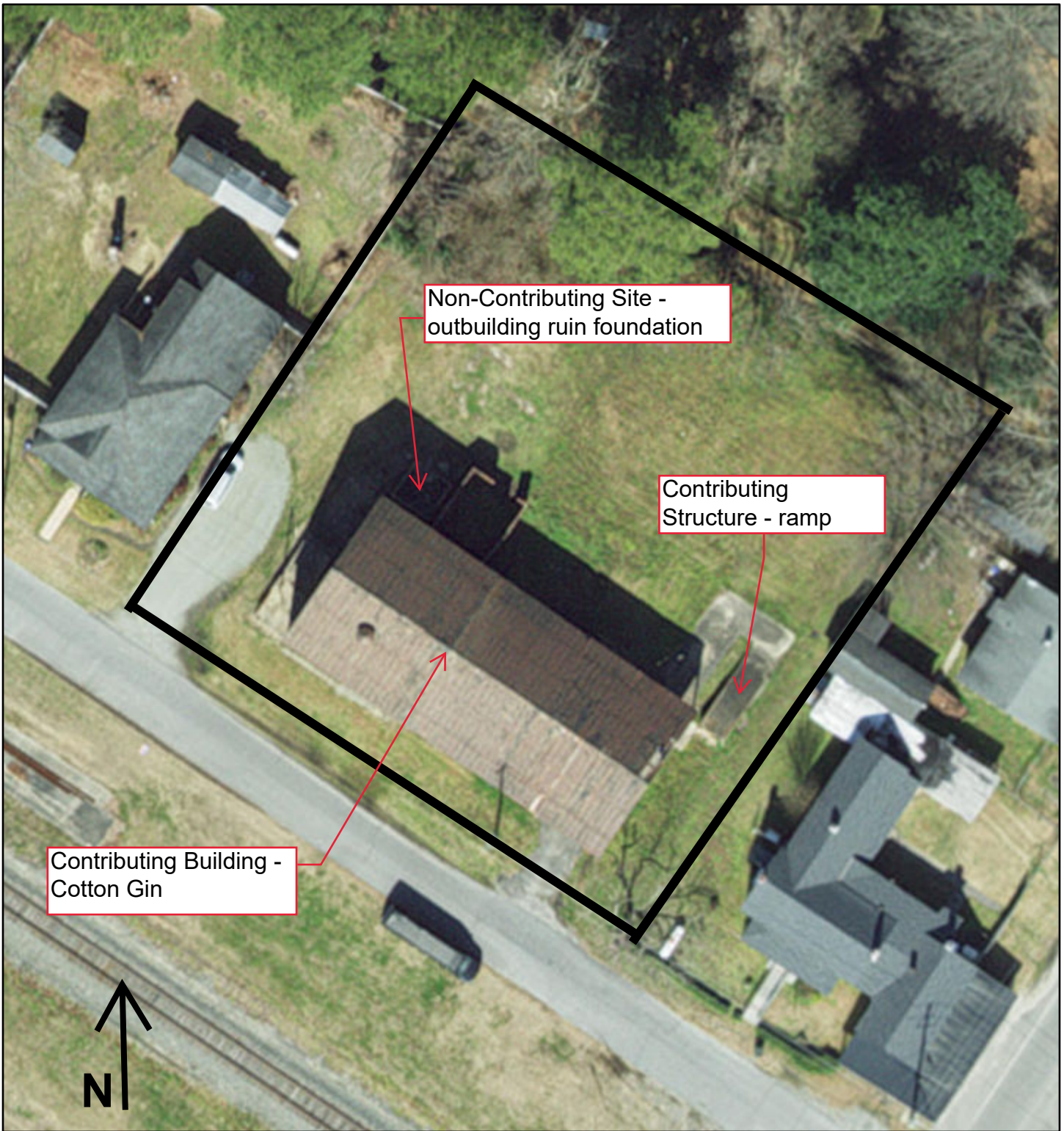


Wood-Rains Cotton Gin (JT1212)
206 W. Railroad Ave.
Princeton, Johnston County, North Carolina

NC CGIA, Maxar, Microsoft

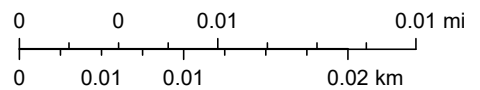
National Register Boundary 

NATIONAL REGISTER SITE PLAN




Created by Julie H. Smith on 8/25/2023 Source: HPOWEB

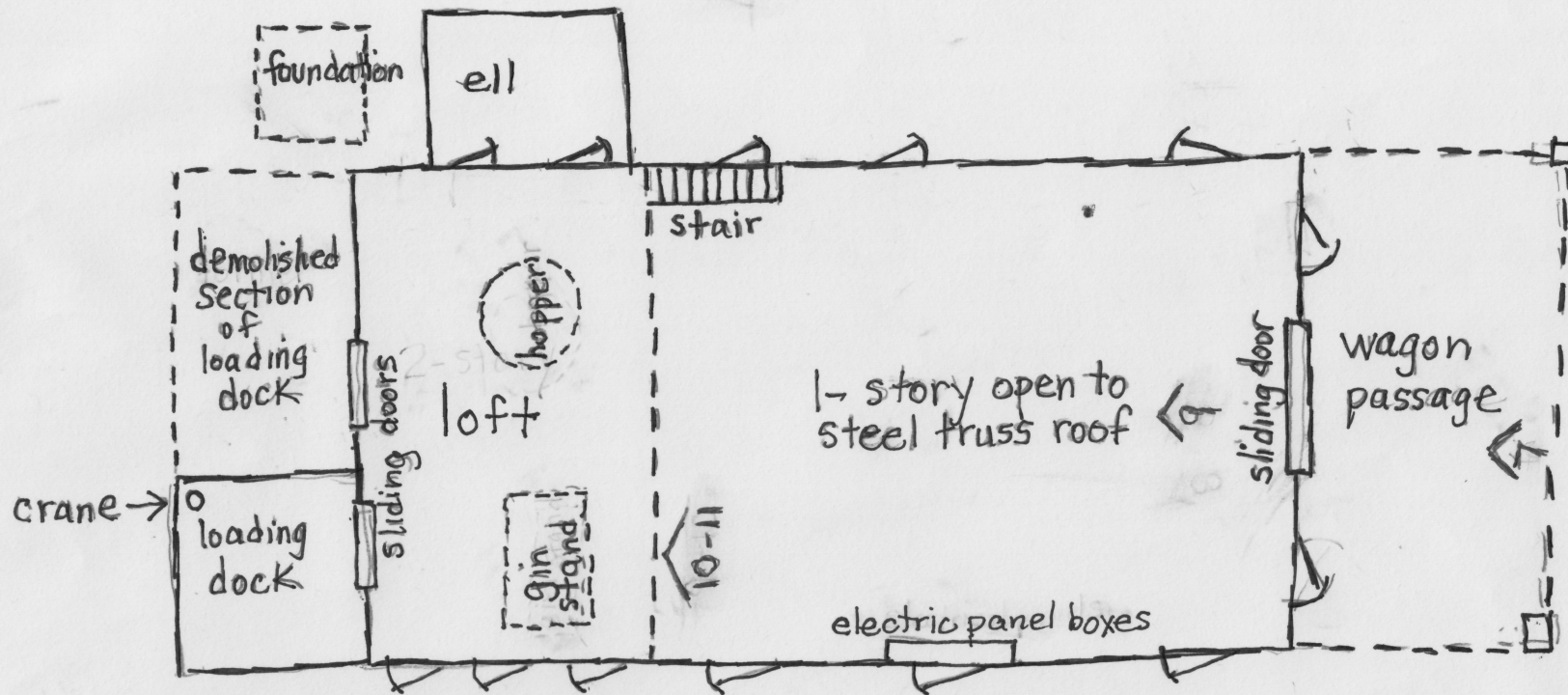
1:564



Wood-Rains Cotton Gin (JT1212)
206 W. Railroad Ave.
Princeton, Johnston County, North Carolina

Esri, HERE, Garmin, (c) OpenStreetMap contributors, NC CGIA, Maxar, Microsoft

National Register Boundary 



Wood-Rains Cotton Gin Photo Key
 National Register of Historic Places
 206 W. Railroad Avenue
 Princeton, Johnston County, NC
 Not to scale

