

PETTIS FAMILY WERE OLD SETTLERS HERE

Continued from page 1

wagon had to detour into the mud at the side of the road. When the Dickinson tavern was first operated there were no foreign guests. All were of New England ancestry. Frequently deep snow covered the fences, and when the temperature remained at twenty degrees below zero the snow formed a thick crust, over which the farmers drove their heavy loads of grain, and Mr. Snell did not get much toll. He therefore hired gangs of men who worked day and night to open the roads. It was called Snell road in those days.

Mr. Richmond, who also had a tavern, operated the toll roads before Mr. Snell. Mr. Richmond owned the tavern at Western avenue and Milwaukee avenue, and had three daughters who were teachers. Three Diamond brothers also had taverns on the road north. The oldest tavern was the one on Higgins road, that is also still standing.

Toll gate charges were thirty-five cents for a team and wagon and twenty-five cents for a single horse and wagon, or for the person who rode on a horse, at the gates farther away from the city, but at the last gate but fifteen cents was asked of the man on horseback.

Into this western setting came John Pettis, scion of the Steubens of Steubenville, New York, and the Van Suits who were born in Webbsville, New York. His grandfather Steuben drew a pension for service in the Revolutionary war. Actuated by a wanderlust, John Pettis migrated to Illinois in 1843 and took up government land. He came to the tavern while Susan Suits was visiting her sister, Alida. Two of these beautiful eastern girls were married at the home of their sister. Susan was a happy, lively, attractive young girl, with sparkling eyes and a soft, pleasant voice, and who loved to dance. John Pettis was a well read, much traveled man, so the acquaintance of these two young people on the western prairie soon ripened into love, and they were married with great ceremony in the tavern on June 1, 1846. Susan's parents died when their seven children, Kate, Alida, Susan, Rachel, Hubbard, Maibe and John Suits were very young, and they were reared by their Steuben relatives, consequently her parents were not present at the wedding. John Pettis had taken government land in Barrington Center which was underlaid with gravel, which proved to be poor farming land. The Dickinsons had selected their 300 acres on Snell road, which was rich farming land, and because it was nearer to Chicago, was later sold for high prices.

In the "Gold rush" of 1849 John Pettis left for California with an ox team which he drove all of the way from Barrington. His young wife and baby Charles, remained with Mrs. Pettis' sister, Alida Suits Dickinson, while her husband went to seek the fortune that he did not attain.

It took three years to make the trip to and from California. The journey via the overland route was not repeated for the return trip, but the water route via the Isthmus of Panama was chosen as less dangerous.

John Pettis had nine children, Charles William, Francis Augustus, William Hubbard, George Maibe, Sylvia Irene, Laura Alida, Sarah Emma, Clara Idealite, and Cora Mary. Three of these are now living, George, Sarah and Clara.

William Pettis married Elizabeth Kale of Sac City, Iowa, where William went to run a creamery. They had one daughter, Carrie. George Pettis married Margaret Mulligan, of County Tyrone, Ireland, one of the fourteen children of William and Ann Jane Lee Mulligan of northern Ireland. The George Pettis' had two children, Edith Susan, who married Edwin H. Johnson, son of Swan and Edia Jerstrom Johnson of Half Day, who came from Sweden; Mrs. Johnson from Stockholm.

Mrs. George Pettis has been president of the Dorcas society for fifteen years. Mr. and Mrs. Edwin Johnson have two children, Sylvia and Edwin H. Johnson, Jr.

Warren Pettis married Margerite Hatch of Deerfield, daughter of Clyde and Martha Trier Hatch, and have one child, Earl John Pettis.

The George Pettis' family live in a house that stood at the northwest corner of Deerfield and Waukegan roads which was the Simeon Tupper home, but was moved to its present location twenty-six years ago when bought by George Pettis. They had lived on the John Pettis farm in Barrington before moving to Deerfield.

Sylvia Pettis married Amos Hall, a giant, 6 feet 4 inches tall, and the strongest man in seven counties. He could handle a sledge hammer as easily as other men did a carpenter's hammer. He came from North Adams, Mass. Mr. and Mrs. Amos Hall had one son who died in infancy. They lived in Elgin, Ill.

Laura Pettis married John Camm, of England, and lived in Barrington and Crystal Lake, Ill. Mr. and Mrs. Camm had four children, Jennie May, Sadie Idealite, William Hubbard, and Harrison Camm. Sarah Pettis married Grant West of Stratford, Vermont, (son of Albert and Elizabeth Gore West who lived and died in Stratford). Mr. and Mrs. Grant West had three children, Marian

Elizabeth and Lucille Susan, who were twins, and Roy Grant West. Roy West married Florence Reichelt (daughter of John and Laura Kool Reichelt) and have one daughter, Barbara Jean West.

The Wests and Reichelts live in Elgin. Clara Pettis married Augustus H. Hubbard, mayor of Elgin, Ill., son of Augustus G. Hubbard who came to Chicago from New York in 1836. Cora Pettis died at eleven years of age in Barrington.

Charles W. Pettis, the eldest, married at nineteen years of age, Lucy Ann Langdon, daughter of Jason and Eliza Gould Langdon (who had four sons, also, Walter, Charles, Edward and James) of Ela township, near Wauconda, Ill. The Langdons came from Massachusetts to Lake county, and their son, Walter, is still living in Bradstreet, Mass.

Edmund Langdon owned lumber mills in Pelouse, Wash., had extensive wheat land also. Walter Langdon had a tobacco farm in Massachusetts. He compiled a genealogy of the Langdon family. While visiting his sister, Mrs. C. W. Pettis, he donated a winter's work to help erect the Deerfield Presbyterian church. The Langdon family was all musically inclined. The members of the Hayden quartet were relatives. Mrs. Eliza Gould Langdon, born September 10, 1828, is buried in the southeast corner of the Deerfield cemetery. When she died December 13, 1876, while visiting her daughter, Mrs. C. N. Pettis, the snow was so deep that it was impossible for any vehicle to make the trip to Wauconda. What was intended to be a temporary burial proved to be a permanent one. Her husband, Jason Langdon, is buried in the Wauconda cemetery. Mrs. John Pettis died February 7, 1897 in the home of her sister, Alida Dickinson, while visiting her. John Pettis died August 8, 1898. They are buried in the old cemetery in Barrington Center.

Charles W. Pettis has had 30 descendants. He had ten living children. There are thirteen grandchildren and three great grandchildren. The children of Charles William and Lucy Ann Langdon Pettis were: Evangeline Alma, Elmer C. William, Maurice, Nellie May, Lincoln Norwood, Elizabeth Mary, Susan Celia, Charlotte Clara, Charles George, and Robert Edmund Pettis. Evangeline (Eva) did not marry. She taught in the Deerfield school and at the time of her death was bookkeeper for the Holstein-Friesian Cattle association in their office in Delafield, Wis. Elmer Pettis married Jessie Carlisle of Algonia, Iowa, daughter of Evelyn Ellen Van Ben Schoter, born in Ceylon, O., and Smith Henry Carlisle born in North Adams, Mass. Maurice Pettis, born in 1874 died in 1900. Nellie Pettis married Fred J. Haggie, son of Samuel and Johanna Webber Haggie, of Wheeling. The Webber homestead is a brick house northwest of the Northfield church, north of the John Streicher farm. The Haggie pioneer family came from Alsace. Mr. and Mrs. Fred Haggie have three children, Leslie, Vivian, and Howard. Leslie Haggie married Irma Neargarder, daughter of Roy and Nellie Hall Neargarder, who came from Galesburg, Ill. Mrs. Neargarder's parents were Ammi and Abigail Mart Hall, Mr. Neargarder's were Henry and Laura Michaels Neargarder. Mr. and Mrs. Leslie Haggie have two children, Delroy, and Elizabeth May Haggie.

Lincoln Pettis married Jennie Dukelow, of Ashippin, Wis., daughter of John and Barbara Clark Dukelow of Rochester, N. Y. Elizabeth Pettis married Raymond M. Lord, of Buchanan, Mich. They had two children, Ray, Jr., and Virginia Lord. Virginia married Hobart Jackson and has one child, Betty. Susan Pettis married Fred Kersten whose parents came from England. Mr. and Mrs. Fred Kersten had four children, three of which lived: Louise, Fred and Charles Kersten. Susan Pettis taught in the Wilmot and Ridge schools before her marriage.

Charlotte Pettis married Emil Fredericks, son of George and Sophie Gathman Fredericks, of Arlington Heights. The Emil Fredericks' have four children, Marshall Pettis, Orville Lee, Robert Edmund and Charlotte Ang Fredericks. "C. J." Pettis (named for Charles G. Muhle) married Florence Smicer, daughter of Samuel and Jennie Oysler Smicer, of Greenfield, Mass.

Robert Pettis married Ruth Reichelt, daughter of John Augustus Reichelt, Jr., and Marie Ward Reichelt (a descendant of sixteen ancestors who came to America from 1620 to 1770, from the British Isles, all of whom served in the war of the American Revolution). Mr. and Mrs. Robert Pettis have one daughter, Jean Roberta. Mrs. Pettis has taught in the Saugatuck school, Warren, Ill., the Deerfield, Wilmot and Northbrook schools. C. W. Pettis taught school when he was sixteen years of age in Diamond Lake and some of the Ray boys were his pupils. He studied law with E. M. Haines in Waukegan, and was all but admitted to the bar, but his lack of funds, and his desire to be married, led him to give up his cherished profession. Mr. Haines, who wrote a history of Lake county in 1863, gave many of his law books to Mr. Pettis. After Mr. Pettis' marriage he resorted to any honorable occupation by which he could make a living, and support his large family.

When C. N. Pettis was first married he lived in a school house that had been converted into a home on the Dickinson estate on Snell road,

where he farmed. In this house his son, Elmer, and daughter, Eva, were born.

In 1870 Mr. Pettis moved to Deerfield. His first home was one owned by a Mr. Courtney, north of the Carlos Hoyt home (now Ed. Easton's), on Waukegan road. Then he moved to the John K. Clark house (now Peter Duffy's) across the road, where his son William was born. Then he moved to the Seth Hoyt house at the southeast corner of Waukegan and Deerfield roads, where Maurice, Nellie, Lincoln and Elizabeth were born. The Pettis family then moved to the Gastfield house, on Deerfield road, where Susie was born, then to the Cadwell-Isaac Galloway-C. G. Muhle house (lately called the Lidgerwood house) on Waukegan road, where his daughter, Charlotte, and his sons Charles George, and Robert Edmund were born.

In 1892 the family moved across the road to a house that had been the home of Lewis Beecher, C. Cadwell, Clarence Sherman and Clinton Warren, all related by marriage, and which had been in the same family since the land was taken from the government.

In this house C. W. Pettis lived for thirty-five years, and where he died in 1925. His wife passed away April 13, 1921. Both are buried in the Deerfield cemetery.

One of the tragedies of the boyhood of C. W. Pettis happened in the year that he raised a crop of onions for the purpose of getting money enough to go to Normal school. When he sold the product of the year's toil the money was not forthcoming, although C. W. did go to Englewood Normal the next year.

In spite of the few years of regular schooling that C. N. Pettis received, he was self educated. His penmanship was as beautiful as a piece of steel engraving, and as Justice of the Peace for many years, he had an opportunity to practice some of the knowledge of law that he learned in his youth and during these years he acquired a considerable law library, which he gave to his son, Robert, before his death, November 25, 1925, at the age of nearly seventy-seven years. Some of these books were given to the Deerfield library. C. W. Pettis was a man of great strength, fine physique and good appearance, and in the days of the village's isolation, when the men met around the stove in the country store, which was the beginning of men's clubs, and tried feats of lifting kegs of nails on outstretched arm, or hoisted barrels of flour, his feats were among the greatest. The men would also sit on the floor with their feet opposite each other and take hold of a stick. The stronger of the two could pull the weaker over the head of the victor. He was also an expert horseshoe pitcher.

As a member of the village board from the time it was incorporated until 1917, Mr. Pettis was always selected to preside when John C. Ender, or William A. Whitney, the two successive presidents, were absent. He always voted with the progressive members of the village board.

He served on the Deerfield Grammar school board for a number of years from 1893. He was a member of the Deerfield-Shields high school board for one term, from 1896 to 1899. He was president of the Deerfield Cemetery association from 1890 to 1925. He was a member of the Lake county board of supervisors from 1911 to 1913.

When the cornerstone of the Deerfield school was laid in 1913, he was the principal speaker. He was president of the Horse and Cattle Protective association for many years. He made and retained friends, but as do all men of firm convictions, such as Theodore Roosevelt, he also made bitter enemies, who, with the mellowness of age, and time became less antagonistic. He was a firm believer in total abstinence where liquor was concerned, and a very clean minded man, as are also all of his sons.

Deerfield's old residents recall that C. W. Pettis was a member of Our Athenian club and of the Literary club, and was so skilled in debate that frequently guests were "imported" from Chicago to argue against him. He became a man of various occupations during his life. A well drilled, a blacksmith and wagon maker, an auctioneer of cattle horses and furniture, and a carpenter. He rarely presented a bill for his work, and consequently was unpaid for much that he did.

Evangeline (Eva), Maurice, Elizabeth, Susie, have passed away of the same disease that also attacked their mother, pneumonia. Mrs. C. W. Pettis was a woman of singular meekness and quietness, beauty of face and figure, witty and graciously hospitable in her home. Not one of the sons of C. W. Pettis has a son to perpetuate the family name that one county in Missouri, and a town in Minnesota bear, as Pettis.

VISITING OFFICERS AT DEERFIELD O. E. S.

Worthy master's and worthy patron's night will be observed in the Deerfield Eastern Star chapter, No. 940, on Thursday evening, October 20, with Worthy Matron Mabel Griggs and Worthy Patron L. E. Thomas of Waukegan presiding.

The history of the Deerfield Masonic lodge and of the Eastern Star chapter is ready for its place in the History of Deerfield.

AN ORDINANCE REGULATING THE SUBDIVISION AND PLATTING OF LAND.

Be It Ordained by the Council of the City of Highland Park, Lake County, Illinois:

SECTION 1. DEFINITION

A land subdivision is any change, re-subdivision or re-arrangement in the boundary or division line of a parcel of property or public thoroughfares.

SECTION 2. TENTATIVE PLAT

Any owner of land within the corporate limits of the City of Highland Park, or within one and one-half miles of such corporate limits on unincorporated land, wishing to sub-divide the same into building lots for the purpose of sale or assessment or both, and/or wishing to dedicate streets and alleys and other lands for public use, shall first submit to the Council of the City of Highland Park a tentative plat in duplicate blue prints.

Such tentative plat shall meet the following requirements:

- (a) Each tentative plat shall be drawn to the scale of one hundred (100) feet to one (1) inch.
(b) The tentative plat shall show the boundaries of the property to be subdivided, section and half section lines, existing permanent buildings, water courses, and ravines, and other existing features pertinent to proper subdivision.

SECTION 3. MUNICIPAL BOUNDARIES

All corporate boundary lines within or adjacent to the proposed subdivision shall be so designated.

SECTION 4. ZONING

(a) The tentative plat shall show compliance with the terms of the Zoning Ordinance as to lot areas and building lines and in every other respect shall show the class of use as defined by the Zoning Ordinance to which it is proposed to devote each lot. If such tentative plat is not the same as that created by the Zoning law, and the amendments thereto then in force, such tentative plat shall not be approved by the said Plan Commission unless and until the Zoning Ordinance has been amended accordingly.

SECTION 5. STREETS

(a) The widths of roads, streets, (with their names) and alleys; dimensions of lots and blocks, and building lines, shall be shown. The full widths of streets bounding the proposed subdivision (with their names) and the widths and names of intersecting streets in the property immediately adjacent shall be shown.

SECTION 6. NAMES

(a) The name of the proposed subdivision shall be shown.
(b) All easements shall be indicated on said tentative plat and copies of all proposed easement agreements shall accompany the same.

SECTION 7. PROCEDURE WITH TENTATIVE PLAT

(a) Upon presentation of any such tentative plat, the City Council shall by motion refer the tentative plat to the Plan Commission for examination and recommendation as to approval or disapproval.
(b) If the classification of use as shown by the plat as provided in Paragraph 4, Section 2, of this Ordinance, does not conform to the requirements of the Zoning Ordinance and the amendments thereto then in force, the Plan Commission shall so inform the applicant. In such case the applicant shall make application to the Zoning Committee or Commission created as provided by law to hold hearings for amendments to the Zoning Ordinance or shall make such application to the City Council requesting that the Zoning Ordinance be amended so that his plat as presented shall conform to the same and such plat as presented shall not be approved or accepted unless and until such amendment has been made.

SECTION 8. ACTION IN 15 DAYS

(a) If there be no question as to amendment of the Zoning Ordinance the Plan Commission shall approve or disapprove the tentative plat within fifteen (15) days from the date of the aforesaid motion transmitting the same to the Plan Commission. Such approval or disapproval shall not constitute acceptance of the subdivision nor a Plan Commission to approve of the final plat as hereinafter provided.

SECTION 9. FINAL PLAT

Upon the approval of the tentative plat a Final Plat for Record shall be submitted to the Plan Commission which shall be in strict accordance with the approved tentative plat and shall be on tracing cloth accompanied by three copies of a map showing a true and correct survey of one hundred (100) feet to one (1) inch. The Final Plat shall meet the following requirements:

- (a) The date of preparation and a proper north sign shall be shown.
(b) A correct survey of the property proposed to be platted, shall be shown.

(c) A legal description of the property shall be given, which includes reference to the section, township and range. Government section lines and corners, half section lines, the location and dimension of all roads, streets (with their names) alleys and all other lands to be dedicated to public use; and the lines and dimension of abutting roads and streets (with their names) shall also be shown.

(d) All streets shall be named in conformity with the naming plan of the City of Highland Park or with adjoining streets. In case of diverging streets the name shall be repeated (with their names) alleys and all other lands to be dedicated to public use; and the lines and dimension of abutting roads and streets (with their names) shall also be shown.

SECTION 10. MONUMENTS

(a) All necessary dimensions both linear and angular shall be shown in feet and decimals of a foot and all definitions of corners shall be shown. The names of all corners along the property line of each street shall be shown.

(b) The description and location of all survey monuments erected in the subdivision shall be shown. Such monuments shall be either iron pipe not less than three quarters of an inch in diameter and thirty inches long, or centered stone or concrete not less than four inches in diameter and twenty-four inches long. Permanent monuments shall extend at least four feet below the ground and shall be centered stone or concrete not less than four inches in diameter at the top and six inches in diameter at the bottom. Permanent monuments shall be erected and referenced at all street corners, at all points where street lines intersect the exterior boundaries of the subdivision and at single points and points of survey in each street.

SECTION 11. STREET CONNECTIONS

(a) Provision shall be made for direct connections with the existing streets in adjoining properties.

SECTION 12. STREET WIDTHS

(a) Widths of all roads and streets shall be as follows: Certain main streets and highways as shown on the Official Plan of Highland Park shall not be less than one hundred (100) feet wide, certain other streets, roads and highways as shown on the said Official Plan of Highland Park shall not be less than eighty (80) feet wide and secondary and residential streets as shown on the Official Plan of Highland Park shall be not less than sixty-six (66) feet wide. A minimum set back line as required by the Zoning Ordinance shall be shown. The minimum width shall not be less than twenty (20) feet. The dimension of all lots shall be in accordance with the Zoning Ordinance.

SECTION 13. BLOCK

(a) No block shall have a greater maximum linear dimension than eight hundred (800) feet, nor a smaller minimum linear dimension than two hundred fifty (250) feet, except where rendered impossible by converging streets or otherwise.

SECTION 14. CERTIFICATES, ETC.

(a) All proper certificates, maps and notices as required by law shall be shown.

SECTION 15. TAXES

All adjustments for taxes shall be made before the plat will be approved.

SECTION 16.

All plats shall be certified by the surveyor and acknowledged by the owner.

of the land and by all other parties in interest including mortgagees, lessors, and owners of any liens or encumbrances of their attorneys duly authorized. In the same manner as deeds of lots are required to be acknowledged.

GENERAL REQUIREMENTS

SECTION 7. LOT DEPTH

(a) The minimum depth of lots shall be one hundred twenty-five (125) feet except where rendered impossible by converging streets or otherwise.

SECTION 8. LOT AREA

(b) The minimum size and area of each lot shall be as specified in the Zoning Ordinance.

SECTION 9. CORNER

(c) All corner lots shall be so platted as to maintain the full required set back as required by the Zoning Ordinance, on both streets.

SECTION 10. LARGE LOTS

(d) Owners wishing to subdivide into large tracts shall plat the same of such shape and dimensions that the future streets may be laid out along the lot lines.

SECTION 11. IN SUBDIVISION BORDERING ON RAILROADS

a street parallel or approximately parallel to the railroad shall be so laid out that the intersection of its center line with that of any street which crosses the railroad shall be not less than one hundred fifty (150) feet from the line of the railroad right of way. The intervening land shall be dedicated for park purposes whenever practicable.

SECTION 12. STREET TREES

Street trees to be planted upon the subdivision shall be of such number and variety as shall be approved by the Plan Commission.

SECTION 13. GRADINGS & PROFILES

(a) The owner shall, if the Plan Commission shall request the same, furnish profiles of all streets and alleys in the proposed subdivision, horizontal scale forty (40) feet to the inch. In such case elevations shall be referred to a permanent, recorded bench mark. Grades and changes of grades shall in all cases be subject to the discretion of the Plan Commission.

(b) The owner shall furnish and submit a grading plan with the Final Plat showing the grades approved by the City Engineer, before the Final Plat will be approved. The grading of all streets and alleys shall be completed in accordance with this requirement and the cost of the work shall be furnished by the owner.

(c) The subdivision shall provide access to all proposed streets, across all ditches, in a standard method approved by the City Engineer.

SECTION 14. VARIATIONS

The Plan Commission may approve variations from these requirements in specific cases which do not affect the general plan or the spirit of the ordinance. All such variations shall be communicated to the Council in writing with the reasons therefor before the final approval of the plat by the body.

SECTION 15. APPROVAL OF FINAL PLAT

When the Plan Commission has approved the Final Plat such plat shall be transmitted to the Council bearing an official status reading "Approved this _____ day of _____, 19____, A. D. (Signed) _____ Chairman of Plan Commission." provided, however, that the approval of the Final Plat by the Plan Commission shall not be construed as acceptance of the subdivision. Upon presentation of such plat as in this article provided the Council shall consider the said plat and if it approves said plat it shall accept the same by resolution; the plat shall then be signed by the Mayor, and the City Clerk shall endorse upon the original thereof the fact that the same has been approved, shall attach his certificate thereto, as City Clerk and shall affix the corporate seal of such City.

SECTION 16.

No map, plat, report or subdivision of any block, lot or sub-lot or part thereof or of any piece or parcel of land located within the city limits of the City of Highland Park shall be recorded in the Recorder's office of Lake County or shall have any validity.

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