

The Old Mattydale Schoolhouse

By

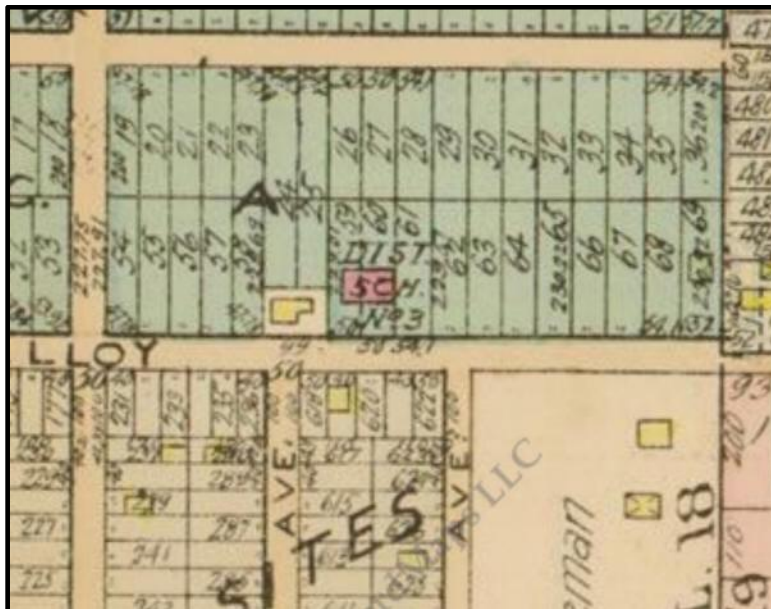
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Introduction

At one time there was a small wooden school house, referred to as District School No. 3, located on East Molloy Road. During the 1920s the area around the old school house had rapidly transitioned from farm land to residential neighborhoods. That surge in growth brought with it a dramatic increase in population which included growing families that needed schools for their children. A new school house was needed and it took the form of a four classroom brick building.



This 1924 map is divided in the center by Molloy Road with the lots of Mattydale to the north, shown in green. The old school house is shown in yellow on the north side of Molloy Road at the top of McKinney Avenue. Just east of the old school house is the new brick school house, shown in pink.

There was no mention of moving the old school house in the Fulton Historical Newspapers in 1922-1930. However there was this: At a school meeting Kathie Molloy described how..."The little old building, which has stood for 70 years, had one teacher who tried the best she could to teacher 146 pupils, before Feb 19, when we moved into the new building."

Syracuse Herald, May 17, 1923

However, the time period was a bit shorter than 70 years. The original building from 1853 was destroyed by fire in 1902 and a new school house was quickly built on the same location. Therefore, the little old school house sitting on Molloy Road in 1923 was only 21 years old. Miss Molloy should have known that since she had attended school in both of the buildings.

The Evening Telegram,
Syracuse, NY,
Saturday, January 25, 1902

REPORTERS' NOTES

The annual meeting of the H. H. Franklin Manufacturing company called for 8 o'clock last night has been postponed to Friday evening, February 7, at 8 o'clock, at the company's office, in South Geddes street.

A small schoolhouse on the Molloy road in the town of Salina, about a mile from the first tollgate on the Cicero plank road, was destroyed by fire yesterday.

About \$300 was realized by the Banner Young Men at the ball held Wednesday evening.

The Team Owners' association will meet at 8 o'clock this evening at 320 East Water street.

The Eagles will hold a social session on February 6. At last evening's meet-

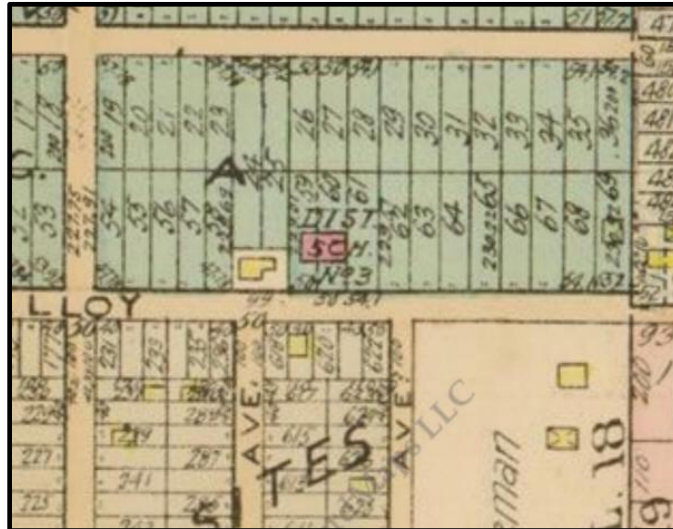
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What Happened to The Original One Room School House?

The first clue that the author had about the fate of the old school house came from a short history of Mattydale that was passed out to his 6th grade class. According to that document it had become a residence on one of the nearby streets, according to Gertrude Duplessis' [History of Mattydale](#). "This early school was moved to Matty Ave. in 1922 and is occupied as a private dwelling," p. 6.



In 1923 Matty Ave was only two blocks long, it ended where it butted up against the Wright farm. If the old school house had been relocated in 1922, it would have to be somewhere in those two blocks. However, on a 1924 map (shown above) the old school house (yellow) was still in place, prior to the wing extensions being added (1928) to the original brick building (pink).



The old school house can still be seen in a 1926 aerial photo above. The wings were added on each side of the original brick building, in 1928, and can be seen to be missing in this earlier photo. The wings would necessitate the moving of the old schoolhouse at that time. The one-room school house was located right at the top of McKinney Ave, to the left (west) of the larger brick school house.

Probable Sequence of Events:

The new four room brick school house was opened on February 19, 1923 and the children paraded from the old wooden school house, located just west of the new school, to the new school house. 1923-05-17 – Syracuse Herald

The Mattydale subdivision had opened on Saturday, March 18, 1922. The subdivision plan number was 82-1868 and was dated September 28, 1923. On March 9, 1923, Frank and Minnie E. Matty purchased the western half of the old school house lot consisting of 0.123 acres. The old school house was still in place in 1926 (see photo above), however, the construction of wings on the eastern and western ends of the new brick building would require the old school house to be demolished or removed. Frank Matty had purchased of the western half of the old school house lot in 1923 and the larger portion of the old school house was on his half of the property. According to the newspaper, construction of two fireproof wings on the brick school house in Mattydale was set to begin “within a few weeks.” (Sunday Journal, October 23, 1928).

In all likelihood it was Frank Matty who had the old school house removed from its longtime location on East Molloy Road at the top of McKinney Avenue and he had it moved to his empty Lot 62 on Matty Ave., which was right behind the brick school. Then, on or about July 6, 1929, Matty sold Lot 62 to Maurice Flavin. It changed hands twice more before the end of 1929. It isn't known if any of these first owners ever resided on the property before the 1930 census recorded Reuben Holmes as residing at 213 Matty Ave (Lot 62).

In the following paper the ownership of Lot 62 of the Mattydale tract will be traced from Frank and Minnie Matty to the Betters family. Then the land transaction between the Mattys and School District No. 3 will show that Matty possessed the western half of the old school house lot from 1923 until December 1928. The construction of the wings on the school required the removal of the old school house. It can be demonstrated that Frank Matty had access to the property and a location (Lot 62) for the old school house to be relocated. Although no actual mention of the old school house could be found, the property transfers and the construction of wings on the brick building provide the motivation for the removal of the old building and Matty had the means and motivation to move the structure.

213 Matty Avenue - Lot 62

In January 2021 the author received an email from Isaac Betters

“My name is Isaac Betters, and I have been doing some research on the house I live in. My parents bought the house in '91 and according to who they bought it from, my address (213 Matty Ave) was the old one room schoolhouse.”

After consulting several maps and a virtual stroll up Matty Avenue via Google Streets it was determined that 213 Matty Avenue was Lot 62 in Frank Matty's residential development called Mattydale. Then, a search of the 1930 census turned up a Reuben R. Holmes who was residing at 213 Matty Ave. with his family. Further information was gathered on Holmes via search of the Fulton History Newspaper Archive.

On March 27, 1928, a fire caused by lightning destroyed the house of Reuben R. Holmes of Matty Ave. However, no explicit address was given in the newspaper article. At the time of the Holmes fire, 213 Matty Ave. was still in the possession of Frank Matty and his wife. Matty (and his wife) sold Lot 62 (which later became 213 Matty Ave.) to Maurice Flavin and the deed was registered on July 6, 1929. It was at some time after this sale that Holmes and his family occupied a house on Lot 62.

1930 NY Onondaga Salina

213 Matty Avenue, Fam 225, Owns, \$6000, Radio

Reuben R. Holmes, Head, 59, M, 21 yrs, NY, NY, NY, Carpenter (House)

Nellie M. Holmes, Wife, 69, M, 29 yrs, NY, NY, NY

Elvie Holmes, granddau, 13, S, NY, NY, NY

Note: In the 1925 census Reuben Holmes was a farmer in Camillus AD01 ED03

A further search of the newspaper archive for the address “213 Matty Ave” allowed the construction of the following list of persons associated with that address.

1941-10-19	David J. Love, 34, 213 Matty Ave. - car struck another
1946-05-31	Mary Ann Franjone, 3, 213 Matty Ave. - found a six-leaf clover in her front yard.
1958-01-13	Fred W. Hickein of 213 Matty Ave. - died Jan 12, 1958
1961-04-06	Mr. & Mrs. Richard Olson, 213 Matty Ave. - Daughter born Aug 1 st

An email from Betters and a Google search added the following

2021-01-09 Isaac Betters is the owner and resides at 213 Matty Ave.

2022-06-24 Current occupant (and possibly owner) of 213 Matty Ave is a person named FLOWERS.

Mattydale Lot 62 Transactions

Date	Grantor	Grantee	Bk, Pg	Location
12/20/12	William & Sharon Betters	Key Bank (Mortgage)	17035/924	Mattydale Lot 62
9/5/91	Jeffrey M. Bosco	William & Sharon Betters	3719/155	(M) B (1-72) Salina Lot 62
1/6/86	KEM KO Inc	Jeffery M. Bosco	3250/45	(M) Sal Lot 62 Sec B
5/27/68	Mary A. & Robert J., Sr. Ackerson	KEM KO Inc	2374/787	(M) Sal Lot 62 Sec B
5/21/62	Adelaide & Dennis Small	Mary A. & Robert J., Sr. Ackerson	2091/335	(M) Sal Lot 62 Sec B
12/15/59	Helen B. Hickein	Adelaide & Dennis Small		(M) Sal Lot 62 Sec B
3/28/47	F. W. Hickein	Helen B. Hickein	1377/141	(M) Sal Lot 62 Sec B
2/18/44	M. Eccleston	Fred W. & Helen B. Hickein	1087/446	(M) Sal Lot 62 Sec B
1/20/44	I. W. Harrison & wife	Margaret Eccleston	1084/394	(M) Sal Lot 62 Sec B
12/12/29	P. J. Gardiner & Husb	Ira W. & Rosa Harrison	609/589	(M) Sal Lot 62 & 63 Sec B
11/27/29	M. Flavin & Wife	Paula J. Gardiner	609/529	(M) Sal Lot 62 Sec B
7/6/29	F. Matty & Wife	Maurice Flavin	609/337	(M) Sal Lot 62 Sec B

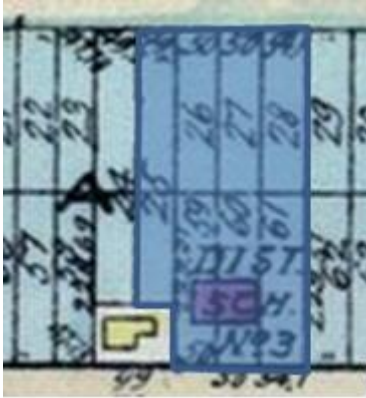
A trip to the Onondaga County Clerk's Office in the Courthouse and a title search produced to table above of owners of Lot 62 (213 Matty Ave.). The location information is not as complicated as it might appear at first glance. The (M) stands for the Township of Manlius which was an original township in the Military Tract. "Sal" is for the Town of Salina which was carved out of the original Manlius township. "Lot 62 Sec B" is the designation of the property within the Mattydale subdivision.

Frank Matty's purchase of the old school house property.

Date	Grantor	Grantee	Bk, Pg (IMG)	Location
1923 - Mar	Salina School Dist No 3, Trustee of (Kathie Malloy)	Frank & Minnie E. Matty	522, 284	(M) Sal 18
Date of Indenture:		March 9, 1923		
Grantor:		Salina School Dist No 3, Trustee of (Kathie Malloy)		
Grantee:		Frank & Minnie E. Matty		
Amount:		\$1		
Description:		<p>All that tract or parcel of land, situate in the Town of Salina, County of Onondaga and State of New York, known and distinguished as part of Farm Lot No. 18 of said Town of Salina, bounded and described as follows:</p> <p>Commencing at a point in the center of Malloy Road six hundred and eighty seven (687) feet westerly from the easterly line of said Farm Lot No. 18 which is also the easterly line of lands of the second parties; Thence northerly along a line parallel to the easterly line of the lands of the second parties, ninety nine (99) feet; Thence easterly along a line parallel with the center line of Malloy Road, fifty four and one tenth (54.1) feet; Thence southerly along a line parallel to the easterly line of lands of second parties ninety nine (99) feet to the center line of Malloy Road; Thence westerly along the center line of Malloy Road, fifty four and one tenth (54.1) feet to the place of beginning.</p> <p>This conveyance is made pursuant to the direction by a majority vote of the inhabitants of said School District No. 3 entitled to vote, lawfully assembled at a district meeting held on the 29th day of March, 1922, at which it was determined that such school district should purchase additional land, build a new school and sell the portion of the old site herein described.</p>		
Date Recorded:		March 9, 1923		



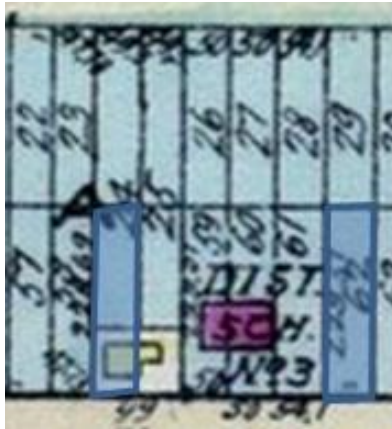
Property Donated for New School

Date	Grantor	Grantee	Bk, Pg (IMG)	Location
Mar 12, 1923	Frank & Minnie Matty	Trustees of Salina School District #3	522/288	(M) Sal 25 &c, A
Date of Indenture:		March 6, 1923		
Grantor:		Frank Matty and Minnie E. Matty his wife. of the Town of Salina, Onondaga County, New York		
Grantee:		Kathie V. Molloy as Trustee of School District Number Three, Town of Salina, County of Onondaga, New York, and her successors in Office.		
Amount:		\$1.00		
Description:		 <p>All that tract or parcel of land, situate in the Town of Salina, County of Onondaga and sate of New York, known and distinguished as part of Farm Lot Eighteen (18) of said Town of Salina, and part of Section "A" Mattydale, and being part of Lot 25 and all of Lots 26, 27, 28, 59, 60, 61 in said section "A" of said tract according to a map thereof made by H. Lizars Aberdeen, C. E., January 13, 1922 and filed with and approved by the Syracuse City Planning Commission and more particularly described as follows:</p> <p>Commencing at a point in the center line of Malloy Road 433.9 feet westerly from the south east corner of the lands of the first parties on said tract,</p> <p>Thence northerly on a line parallel with the first parties east line 429.51 feet to the southerly line of Matty Avenue;</p> <p>Thence westerly along the southerly line of Matty Avenue 199 feet;</p> <p>Thence southerly parallel to the first parties east line 329.85 feet to the northerly line of the School House Lot;</p> <p>Thence easterly along the northerly line of the School House Lot, 44.9 feet to the westerly line of Lot 59 and the north east corner of the School House Lot;</p> <p>Thence southerly along the easterly line of the School House Lot 99 feet to the center of Malloy Road;</p> <p>Thence easterly along the center line of Malloy Road 154.1 feet to the place of beginning.</p>		
Date Recorded:		March 12, 1923		

These are the lots that the school district needed to build the original brick school house. The District still owned the eastern half of the old school house lot after Frank Matty and his wife purchased the western half of the old school house lot three days later. For a contract to be valid there needed to be an exchange of something of value, in this case a dollar. Effectively Frank and Minnie Matty donated the land to the school district.

School District Acquires Land for Expansion

Date	Grantor	Grantee	Bk, Pg (IMG)	Location
Dec 17, 1928	Frank & Minnie Matty	Salina Common school District #3	601/566	(M) Sal 24 &c, A
Date of Indenture:		December 8, 1928		
Grantor:		Frank Matty and Minnie E. Matty his wife, of the Town of Salina, Onondaga County, New York		
Grantee:		School District No. 3, Town of Salina, County of Onondaga, and State of New York		
Amount:		\$1.00		
Description:		<p>All those tracts or parcels of land situate in the Town of Salina, County of Onondaga and State of New York, known and distinguished as part of Farm Lot eighteen (18) of illegible, being the westerly fifty four and one tenth (54.1) feet of the old school house lot, and part of LOTS TWENTY FOUR (24) and TWENTY FIVE (25) and all of LOT SIXTY TWO (62) of SECTION A of MATTYDALE according to a map thereof made by E. L. Aberdeen, C. E., and filed in the Onondaga County Clerk's Office, September 28, 1923 and more particularly described as follows:</p> <p>Parcel No. 1- commencing at a point in the center line of Malloy Road, at the southwest corner of the lands of Common School District No. 3 of said town;</p> <p>Thence northerly along the westerly line of the lands of said School District No. 3 about 228.85 feet and to a point 200 feet southerly of the southerly line of Matty Avenue so called;</p> <p>Thence westerly parallel with Matty Avenue 54.1 feet to the westerly line of lot 24;</p> <p>Thence southerly along the westerly line of lot 24 and parallel with the westerly line of the lands of said school district about 228.69 feet to the center of Malloy Road;</p> <p>Thence easterly along the center line of Malloy Road 54.1 feet to the place of beginning.</p> <p>Parcel No. 2 - commencing at a point in the center line of Malloy Road, at the southwest corner of Lot 62, as shown on said map, being the south east corner of lands of Common School District No. 3 of said town;</p> <p>Thence northerly along the easterly line of lands of said school district 229.51 feet to the northeast corner of said lot 62;</p> <p>Thence easterly along the northerly line of said lot no. 62 fifty four and one tenth (54.1) feet to the northeast corner of said lot;</p> <p>Thence southerly along the easterly line of Lot No. 62, 229.69 feet to the center line of Malloy road;</p> <p>Thence westerly along the center line of Malloy Road 54.1 feet to the place of beginning.</p>		
Date Recorded:		December 17, 1928		

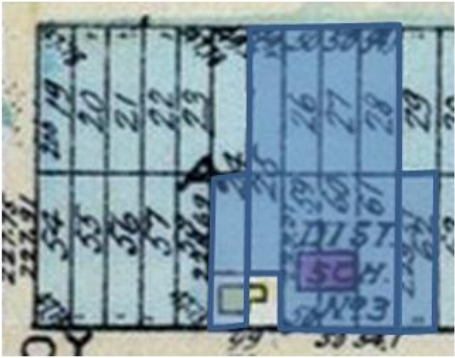


Lot 25 doesn't seem to be included in the land described in Parcel No. 1

Final School Building Property and Lot 62



2022 Aerial View of Mattydale/Riordan School Building and Lot 62 on Matty Ave



Notes and Background

Selected Frank Matty Land Sales: 1916-1930

Rec. Date	Grantor	Grantee	Bk, Pg	Location
Mar 12, 1923	Frank & Minnie Matty	Trustees of Salina School District #3	522/288	(M) Sal 25 &c, A
May 15, 1924	Frank & Minnie Matty	A. D. Fuller	540/20	(M) Sal 14, C
Jan 14, 1925	Frank & Minnie Matty	W. F. Weart	550/38	(M) Sal 39, B
May 4, 1925	Frank & Minnie Matty	E. J. Fayette	550/380	(M) Sal 3, D
Jun 17, 1925	Frank & Minnie Matty	J. Hartjen	550/556	(M) Sal 50, C
Jul 6, 1925	Frank & Minnie Matty	E. A. Richardson	555/55	(M) Sal 28, C
Oct 16, 1925	Frank & Minnie Matty	G. W. Frass & wife	555/511	(M) Sal 58, A
Oct 30, 1925	Frank & Minnie Matty	C. Lamp	555/574	(M) Sal 28, B
Nov 4, 1925	Frank & Minnie Matty	R. H. Weaver & wife	555/591	(M) Sal 22, C
Jun 28, 1926	Frank & Minnie Matty	F. A. Juno	568/309	(M) Sal 30, A
Jun 29, 1926	Frank & Minnie Matty	D. G. Curley	568/319	(M) Sal 50 &c, A
Jul 26, 1926	Frank & Minnie Matty	NY Conference of the Evangelical Church, Trustees of	568/441	(M) Sal 54 & 55, A
			568/441	(M) Sal 56, A
Dec 21, 1926	Frank & Minnie Matty	F. L. Knickerbocher & wife	573/524	(M) Sal 44, A
Aug 8, 1927	Frank & Minnie Matty	A. F. Cook & wife	584/348	(M) Sal 22, A
Sep 22, 1927	Frank & Minnie Matty	P. J. Gardiner	584/583	(M) Sal 20, A
Oct 8, 1927	Frank & Minnie Matty	J. ?. Meyers	588/65	(M) Sal 69, A
Oct 21, 1927	Frank & Minnie Matty	Town of Salina	588/41	(M) Sal, AB
			588/41	(M) Sal, BC
			588/40	(M) Sal, DC
			588/40	(M) Sal, AC
Jun 11, 1928	Frank & Minnie Matty	L. W. Edwards & wife	597/106	(M) Sal 24, 25, A
Dec 17, 1928	Frank & Minnie Matty	Salina Common school District #3	601/566	(M) Sal 24 &c, A
Oct 15, 1929	Frank & Minnie Matty	G. W. Frass & wife	609/521	(M) Sal 57, A
Dec 13, 1929	Frank & Minnie Matty	Trustees of NY Conference Evan Church	609/594	(M) Sal 56, A

Frank Matty Land Acquisitions: 1916-1930

Rec. Date	Grantor	Grantee	Bk, Pg	Location
Mar 9, 1923	Salina School Dist #3, Trustee of	Frank & Minnie Matty	522/284	(M) Sal 18 Not Referenced to Mattydale Subdivision
Apr 10, 1924	Greater Syr Dev Corp	Frank & Minnie Matty	536/392	(M) Sal 53, B Hinsdale Farms
Jan 15, 1925	B. Weart	Frank & Minnie Matty	550/41	(M) Sal 29, C
Oct 4, 1928	F. J. Putira & wife	Frank & Minnie Matty	601/203	(M) Sal 72, C
Nov 2, 1928	D. J. Curley	Frank & Minnie Matty	601/337	(M) Sal 50 &c, A
Dec 1, 1928	J. Hicks	Minnie E. Matty	601/535	(M) Sal 11, A
Jun 28, 1929	H. G. Huftle by Ref	Frank Matty	609/613	(M) Sal 70, C
Sep 9, 1929	M. Flavin	Frank & Minnie Matty	609/870	(M) Sal 7, B
Mar 5, 1930	W. Robar	Frank & Minnie Matty	617/87	(M) Sal 14, A
Jul 8, 1930	C. Markell by Ref	Frank & Minnie Matty	617/305	(M) Sal 18 - Wright
	J. V. Myers by Ref			(M) Sal 69, A
Sep 26, 1930	C. F. Wood & wife	Frank & Minnie Matty	617/422	(M) Sal 59, B