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COMMONWEALTH OF MASSACHUSETTS

NORFOLK, SS.

At a meeting of the County Commissioners for the County of Norfolk, held at Dedham, within and for said County, on the fifth day of November, 1940, by adjournment of their September meeting next preceding:-

The petition of JOHN B. CATALDO and others of FRANKLIN for the relocation of BEAVER STREET, in said County represents as follows:-

Commonwealth of Massachusetts

Norfolk, ss.

To the Honorable the County Commissioners of the County of Norfolk:

Respectfully represent your petitioners, inhabitants of the town of FRANKLIN in said County, that common convenience and necessity require that the way known as BEAVER STREET, a public way in said town, be relocated between Pleasant Street and Grove Street for the purpose of establishing the boundary lines of said way, making alterations in the course or width of said way and making repairs on said way.

Wherefore your petitioners pray that said way may be relocated within the limits above specified.

Dated March 26, 1940.

John B. Cataldo	Laura F. Belleville
William N. Connolly	Leslie H. Ware
Albert F. Granger	William J. Cickson
Fred E. Mason	Charles H. Lawrence
M. Santina Cataldo	

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This petition was presented to the Commissioners and duly entered at a meeting of said Commissioners, held at Dedham, aforesaid, on the second day of April, 1940, by adjournment of their December meeting next preceding: and the fourteenth day of May then next at three o'clock in the afternoon, at the Town Hall in Franklin were appointed by the Commissioners as the time and place for commencing and proceeding to view the premises; and they thereupon caused a copy of said petition, and of order of notice thereon, to be served upon the Clerk of the Town of Franklin being the town within which such relocation of way was prayed for, fifteen days at least before the time appointed for said view:

By Act 127 Pt # 730-737
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and also caused copies of an abstract of said petition and of said order of notice to be posted in two public places in said town: and to be published in the FRANKLIN SENTINEL, a newspaper published in said County, said posting and publication having been seven days at least before the time appointed for said view, that all persons and corporations interested for or against said petition, might then and there appear and be heard if they saw fit

And on the fourteenth day of May, the Commissioners Frederick A. Leavitt, Edward W. Hunt, and Russell T. Bates met at the time and place specified in said order, when and where the petitioners appeared, and the town of Franklin was represented by its selectmen; and the said Commissioners then viewed the route and premises, and heard all persons and corporations interested; and no party interested objected: and thereupon the said Commissioners did adjudge that common convenience and necessity require that said way be relocated as prayed for in said petition.

And thence the same was continued and adjourned from time to time to a meeting of said Commissioners held at Franklin on the sixteenth day of July, when and where the Commissioners further heard the petitioners and owners of property to be taken or affected by said proceedings and thence the same was continued and adjourned from time to time to this meeting.

And now the said Commissioners, by courses and distances, metes and bounds, do relocate said Beaver Street as prayed for in said petition.

And the lines of said relocation of said Beaver Street are as follows:-

The northerly line begins at a stone bound, said bound being at the easterly end of the curve at the northeasterly corner of Beaver and Grove Streets as laid out by the Norfolk County Commissioners by Return dated September 24, 1940; thence N-46-31-40-E a distance of 428.71 ft. to a stone bound; thence by a curve to the right with a radius of 1250.00 ft. a distance of

249.25 ft. to a stone bound; thence N-57-57-10-E a distance of 311.97 ft. to a stone bound; thence by a curve to the left with a radius of 1200.00 ft. a distance of 179.01 ft. to a stone bound; thence N-49-24-20-E a distance of 522.74 ft. to a stone bound; thence by a curve to the right with a radius of 850.00 ft. a distance of 316.32 ft. to a stone bound; thence N-70-43-40-E a distance of 748.37 ft. to a stone bound; thence by a curve to the left with a radius of 400.00 ft. a distance of 283.33 ft. to a stone bound; thence N-30-08-40-E a distance of 902.37 ft. to a stone bound; thence by a curve to the left with a radius of 60.00 ft. a distance of 109.47 ft. to a stone bound, which point is on the southwesterly line of West Central Street as laid out by the Massachusetts Department of Public Works on March 13, 1928 being N-74-23-22-W a distance of 207.70 ft. from a Massachusetts Highway Bound.

Beginning again on the northeasterly line of West Central Street N-67-44-20-E a distance of 81.44 ft. from the last described bound and being S-74-23-22-E a distance of 16.83 ft. from a stone bound at the westerly line of Raymond Avenue and West Central Street; thence by a curve in a northeasterly direction with a radius of 200.00 ft. a distance of 95.05 ft. to a stone bound; thence N-78-22-50-E a distance of 476.63 ft. to a stone bound; thence by a curve to the left with a radius of 400.00 ft. a distance of 148.00 ft. to a stone bound; thence N-57-10-50-E a distance of 524.30 ft. to a stone bound; thence by a curve to the right with a radius of 1450.00 ft. a distance of 194.09 ft. to a stone bound; thence N-64-51-E a distance of 711.76 ft. to a stone bound; thence by a curve to the right with a radius of 450.00 ft. a distance of 215.72 ft. to a stone bound; thence S-87-41-E a distance of 392.69 ft. to a stone bound; thence by a curve to the left with a radius of 40.00 ft. a distance of 67.45 ft. to a stone bound, which point is on the westerly line of Oak Street; thence S-80-18-20-E a distance of 46.38 ft. to a stone bound, which point is on the easterly line of Oak Street;

thence by a curve in a southeasterly direction with a radius of 40.00 ft. a distance of 62.00 ft. to a stone bound; thence N-86-53-50-E a distance of 115.27 ft. to a stone bound; thence by a curve to the left with a radius of 50.00 ft. a distance of 68.82 ft. to a stone bound, which point is on the westerly line of Main Street.

The southerly line begins at a stone bound, said bound being at the northeasterly end of the curve at the southeasterly corner of Beaver and Grove Streets as laid out by the Norfolk County Commissioners by Return dated September 24, 1940, and being S-71-29-40-E a distance of 56.64 ft. from the point of beginning of the northerly line as above described; thence N-46-31-40-E a distance of 402.10 ft. to a stone bound; thence by a curve to the right with a radius of 1200.00 ft. a distance of 239.28 ft. to a stone bound; thence N-57-57-10-E a distance of 311.97 ft. to a stone bound; thence by a curve to the left with a radius of 1250.00 ft. a distance of 186.47 ft. to a stone bound; thence N-49-24-20-E a distance of 522.74 ft. to a stone bound; thence by a curve to the right with a radius of 800.00 ft. a distance of 297.71 ft. to a stone bound; thence N-70-43-40-E a distance of 748.37 ft. to a stone bound; thence by a curve to the left with a radius of 450.00 ft. a distance of 318.74 ft. to a stone bound; thence N-30-08-40-E a distance of 954.18 ft. to a stone bound; thence by a curve to the right with a radius of 50.00 ft. a distance of 65.86 ft. to a stone bound, which point is on the southwesterly line of West Central Street as laid out by the Massachusetts Department of Public Works on March 13, 1928 being N-74-23-22-W a distance of 39.81 ft. from a Massachusetts Highway Bound.

Beginning again on the northeasterly line of West Central Street being N-85-10-40-E a distance of 128.76 ft. from the last described stone bound on the westerly side of West Central Street; thence by a curve in a northeasterly direction

with a radius of 19.12 ft. a distance of 48.60 ft. to a stone bound; thence N-78-22-50-E a distance of 360.28 ft. to a stone bound; thence by a curve to the left with a radius of 450.00 ft. a distance of 166.50 ft. to a stone bound; thence N-57-10-50-E a distance of 305.91 ft. to a stone bound; thence by a curve to the right with a radius of 45.11 ft. a distance of 104.52 ft. to a stone bound which is on the westerly line of Reid Avenue; thence N-29-17-20-E a distance of 120.68 ft. to a stone bound; which is on the easterly line of Reid Avenue; thence by a curve in a northeasterly direction with a radius of 60.00 ft. a distance of 49.48 ft. to a stone bound; thence N-57-10-50-E a distance of 34.56 ft. to a stone bound; thence by a curve to the right with a radius of 1400.00 ft. a distance of 187.40 ft. to a stone bound; thence by a curve to the right with a radius of 32.68 ft. a distance of 56.87 ft. to a stone bound which is on the westerly line of Lee Avenue; thence N-86-31-10-E a distance of 20.44 ft. to a stone bound which is on the easterly line of Lee Avenue; thence by a curve in a northeasterly direction with a radius of 55.00 ft. a distance of 77.08 ft. to a stone bound; thence N-64-51-E a distance of 366.45 ft. to a stone bound; thence by a curve to the right with a radius of 40.00 ft. a distance of 57.64 ft. to a stone bound which is on the westerly line of Marvin Avenue; thence N-78-47-50-E a distance of 42.96 ft. to a stone bound which is on the easterly line of Marvin Avenue; thence by a curve in a northeasterly direction with a radius of 40.00 ft. a distance of 68.02 ft. to a stone bound; thence N-64-51-E a distance of 118.86 ft. to a stone bound; thence by a curve to the right with a radius of 400.00 ft. a distance of 191.75 ft. to a stone bound; thence S-87-41-E a distance of 392.92 ft. to a stone bound; thence by a curve to the right with a radius of 40.00 ft. a distance of 65.69 ft. to a stone bound which is on the westerly line of Union Street; thence S-83-35-E a distance of 232.63 ft; thence N-8-01-50- E a distance of 169.44 ft. to a stone bound; said bound being the last

bound in the northerly line as above described.

The southerly line heretofore described, in general, is 50.00 ft. southerly from and parallel to the northerly line and is shown on a plan entitled "Plan and Profile showing the Relocation and Widening of Beaver St., Franklin from Grove St. to Main St. as made by the Norfolk County Commissioners by Return dated Nov. 5, 1940. Horizontal Scale 1 inch = 40 feet. Vertical Scale 1 inch = 8 feet. Wallace S. Carson, County Engineer" and marked "Frederick A. Leavitt, Chairman" which plan and profile are filed herewith and made a part of this Return.

And the said Commissioners do hereby take for the purposes of a highway all the easements and rights incident to a public highway in the lands included within the lines of relocation hereinbefore described and as shown on the plan hereinbefore referred to and made a part hereof in accordance with Chapter 79 of the General Laws and all acts and amendments thereof and in addition thereto.

And any easements over the right of way of the N. Y. N. H. & H. R. R., Midland Division, have been taken with the permission of said railroad by letter dated October 16, 1940 signed by A. S. Tuttle, District Engineer.

And the said Commissioners do likewise further take all the easements in lands adjoining the location of said way as hereby established, consisting of the right to have the lands of said location protected by having the surface of the adjoining land slope from the lines of said location as indicated on said plan.

And permanent stone bounds will be erected at the termini and angles of the way relocated as aforesaid.

And it is determined by the Commissioners that the Inhabitants of the Town of Franklin do within two years from the date of this Return and order complete said way in a thorough and workmanlike manner and to the acceptance of the County Commissioners.

The travelled part of said way shall be constructed not less than twenty-four (24) feet in width.

Suitable sidewalks, gutters, culverts, retaining walls, fences and railings shall be constructed wherever, in the opinion of the County Commissioners, they are needed, provided however, no trees more than one and one half inches in diameter one foot above the ground shall be removed in the course of work done under this paragraph until the County Commissioners have been given notice of the intention to remove such trees and their assent thereto in writing has been given to the Inhabitants of the town of Franklin.

And it is determined by the Commissioners that all portions of the existing highway lying outside the lines herein established are hereby discontinued, but such discontinuance shall not take effect until a sufficient travelled way adjacent thereto within the new location has been completed and opened for use by the public.

And it is determined by the Commissioners that all the expenses of making the relocation of way as prescribed in this return and order including the expenses of constructing said way, and all land and other damages and expenses incident thereto, be paid by the Inhabitants of the town of Franklin.

And the Commissioners have heard the proprietors of lands and property, rights and interests, taken or affected by these proceedings, and have considered and estimated the damages sustained in the premises, having had regard to all the damages done to the parties respectively, whether by taking their property or injuring it in any manner, and having allowed, by way of set off, the benefits, if any to the property of said parties in the premises, and do estimate and determine the damages to be paid to said parties respectively, in the sums hereafter named; the same to be paid to said parties respectively by the Inhabitants of the town of Franklin when the lands hereby taken and over which said way is hereby located, have been en-

tered upon and possession taken, for the purpose of constructing the said way.

<u>Parcel Number</u>	<u>Owner</u>	<u>Approximate Sq. Ft. Taken</u>	<u>Award</u>
1.	Edward S. Cook	2,200	\$ 1.00
2.	Commonwealth of Massachusetts	3,000	1.00
3.	Rose A. Peloquin	2,000)	
4.	Rose A. Peloquin	12,000)	1.00
5.	Whitney Worsted Company	8,500	1.00
6.	Annie R. Thayer, Clifford A. Cook, Conservator	1,200	1.00
7.	N. Y. N. H. & H. R. R.	4,240	--
8.	Anna M. Van Leeuwen	4,900	5.00
9.	Annie R. Thayer, Clifford A. Cook, Conservator	8,150	8.00
10.	Gerard W. Van Leeuwen, Land Court Certificate #24299, Bk.122, P.99	170	5.00
11.	Mary W. Healey	90	1.00
12.	Joseph Kell, Land Court Certificate #9975, Bk. 50, P. 175	100	2.00
13.	Mary Ford	200	1.00
14.	Nicodemo Salvetti	600	5.00
14a.	Leonard C. Salvetti	400	5.00
15.	Nicholas Giardino	1,300	10.00
16.	Annie T. and Mary E. Kelly	900	15.00
17.	Helen A. Hutchinson	550	10.00
18.	Marion C. and Mary E. Gregory	150	5.00
19.	The Roman Catholic Archbishop of Boston	875	25.00
20.	The Roman Catholic Archbishop of Boston	330	15.00
21.	The Roman Catholic Archbishop of Boston	335	15.00
22.	Gazar Donabedian	1,100	75.00
23.	Oscar J. Johnson	1,035	20.00
24.	William E. O'Grady et ux	1,200	40.00
25.	Herman C. Yankee et ux	500	25.00
26.	Elizabeth M. Geromini	475	15.00
27.	Hugh Larmour et ux	1,325	75.00

<u>Parcel Number</u>	<u>Owner</u>	<u>Approximate Sq. Ft. Taken</u>	<u>Award</u>
28.	Henry W. Gilbert et ux (Mae R. Doherty, Tax Deed)	1,275	40.00
29.	Mary Ford	4,850	10.00
30.	Annabelle L. Woodward	100	1.00
31.	Shirley M. Stevens	1,725	25.00
32.	Annabelle L. Woodward	725	10.00
33.	August F. E. Schur et ux	1,250	35.00
34.	Town of Franklin	4,070	1.00
35.	Robert H. Doe et al, Land Court Certificate #20160, Bk. 101, P. 160	5,950	60.00
36.	Anna Casali, Land Court Certificate #20161, Bk. 101, Page 161	2,550	1.00
37.	Francis Metcalf, Land Court Certificate #24981, Bk. 125, P. 181	50	1.00
38.	Anna M. Van Leeuwen, Land Court Certificate #17171, Bk. 86, P. 171	230	1.00
39.	Town of Franklin	6,550	1.00
40.	Town of Franklin	23,700	1.00
		Total	\$565.00

And having heard the proprietors of land and property, rights and interests, taken or affected by these proceedings, the Commissioners direct that all said proprietors shall have the right to take off their timber, wood, and trees and to remove their buildings, structures, hedges, walls and fences from the lands so taken, at any time within two months from the date on which the work ordered by this return is begun.

FREDERICK A. LEAVITT

EDWARD W. HUNT

RUSSELL T. BATES

COUNTY COMMISSIONERS

COMMONWEALTH OF MASSACHUSETTS

NORFOLK, SS.

At a meeting of the County Commissioners, held at Dedham on Tuesday, November 5, 1940 by adjournment of their September meeting next preceding:-

ORDERED: That the foregoing Return and Order be filed, accepted and recorded, and that an attested copy thereof be

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transmitted to the Clerk of the Town of Franklin within the limits of which said highway described therein lies, that the same may be recorded by said Clerk within ten days, in the book of records kept in said town for that purpose.

FREDERICK A. LEAVITT

EDWARD W. HUNT

RUSSELL T. BATES

COUNTY COMMISSIONERS

A true copy,
ATTEST: *R. B. Woodington* CLERK

Rec'd & entered for record Dec. 4, 1940 at 11h. 20m. A.M.

I, Phillip S. Phillips
of Boston, Suffolk County, Massachusetts,
being ~~un~~ married, for consideration paid, grant to Annie Chalfen

of Brookline, Norfolk County, Massachusetts

with quitclaim covenants

~~to have~~ A certain piece or parcel of land together with the buildings thereon known as the "Great Hill House" in that part of Quincy, Norfolk County, Commonwealth of Massachusetts, called Hough's Neck, and being part of the premises shown on plan of land in the City of Quincy, Mass. owned by the Boston & Hough's Neck Steamboat Co. dated November 1908, made by Frederick E. Tupper, C. E., recorded with Norfolk Deeds, Plan Book 53, Plan 2503, and bounded and described as follows:-

Beginning at a point twenty-one (21) feet distant Easterly from the Sotheasterly corner of Lot 12 on Bay View Avenue as shown on said plan, thence running Easterly on said Bay View Avenue, fifty (50) feet, to a passageway, thence running Northerly along said passageway, one hundred ten (110) feet to a point ten (10) feet beyond the Great Hill House as shown on said plan, thence running Westerly along other land owned ^{now or formerly} by Solomon Phillips, eighty (80) feet, thence running in a line parallel with the Dream Theatre Building, with and five (5) feet distant from said Dream Theatre Building, eighteen (18) feet, thence again Southerly from said point to the Northeasterly corner of said Lot 12 about thirty