

Bay State
Realty Exchange
to
Linderoth

We, Ernest G. Hindenlang and Herman Hindenlang, both of Boston in the County of Suffolk and Commonwealth of Massachusetts, as we are trustees of the Bay State Realty Exchange, organized and existing under an agreement and Declaration of Trust, dated February 17, 1919 and recorded with Norfolk Registry, Book 1413, page 542, as said Declaration was amended March 27, 1922, said amendment being recorded as aforesaid, lib. 1512, fol. 521, by virtue and in execution of the power and authority given to us as such trustees in and by said Declaration of Trust as amended, and of every other power and authority us hereto enabling, for consideration paid, grant to Elsie Linderoth, being unmarried, residing at 34 Chapel Court, Norwood, Commonwealth of Massachusetts, A certain lot of land situated in NORFOLK and WRENTHAM, in the County of Norfolk and Commonwealth of Massachusetts, being lot numbered (109) on a plan called Forest Grove, Plan "A", made by Bates & Chellman, C.E., dated June 30, 1927 and filed Plan #841 with the Norfolk Registry of Deeds, on October 5, 1927, said parcel being bounded and described according to said plan as follows, viz: Northwesterly by Spruce Road, forty-one and 64/100 (41.64) feet; Northeasterly by Lot 108 as shown on said plan, one hundred twenty-seven and 34/100 (127.34) feet; Southeasterly by Lot 98 as shown on said plan, forty and 42/100 (40.42) feet; and Southwesterly by Lot 110 as shown on said plan, one hundred thirty-three and 13/100 (133.13) feet. And contains five thousand two hundred and ten (5,210) square feet of land, according to said plan; all lines and areas being shown as more or less. This conveyance is made subject to all unpaid assessments and taxes, if any, by whomsoever levied or assessed; also to restrictions and easements of record. All drains and water courses passing through the above granted premises, if any, whether open or covered, shall be kept free, open and unobstructed, by said grantee her heirs and assigns. WITNESS our hands and seals this twenty-third day of June 1930.

Ernest G. Hindenlang, Trustee (seal)
Herman Hindenlang, Trustee
Commonwealth of Massachusetts) by Ernest G. Hindenlang, Attorney (seal)

Suffolk, ss. Boston, Mass., June 23, 1930. Then personally appeared the above-named Ernest G. Hindenlang, trustee as aforesaid and acknowledged the foregoing instrument to be his free act and deed, before me, Elizabeth B. Chellman, Notary Public (Notarial Seal) My commission expires May 15, 1936.

Rec'd. & entered for record July 10, 1930 at 11h. 32m. A.M.

#143

County of Norfolk
Taking

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 twenty-fourth day of June 1930: The petition of John R. Gillespie and others, of Sharon 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 Sharon in said County, that common convenience and necessity require that the way known as Massapoag Avenue, a public way in said town, be relocated between Lakeview Street and Massapoag Street for the purpose of relocation and construction of said way. Wherefore your petitioners pray that said way may be relocated within the limits above specified. Dated April 28, 1930.

John R. Gillespie, Summit Ave.
 Roger Dennett, Highland Street
 Walter A. White, 44 Brook Road
 Albert H. Uram, Pleasant St.
 Alfred W. Curtis, Pond St.
 E. Gilmore Richards, So. Main St.

This petition was presented to the Commissioners and duly entered at a meeting of said Commissioners, held at Dedham, aforesaid, on the sixth day of May 1930, by adjournment of their April meeting next preceding; and the seventeenth day of June then next and 11:00 o'clock in the forenoon, at the Court House in said Dedham, 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 this order thereon, to be served upon the Clerk of the Town of Sharon, being the town within which such relocation of way was prayed for, thirty days at least before the time appointed for said view; and also caused copies of said petition and order to be posted in two public places in said town; and also gave notice to all persons interested by causing a like copy to be published three weeks successively in the Sharon Advocate, a newspaper published in said County, said posting and the last publication of said copy having been fourteen 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 said seventeenth day of June, the Commissioners met at the time and place specified in said order; and said hearing was then continued and adjourned to a meeting of the Commissioners held at Dedham aforesaid on the twenty-fourth day of June, (being the fourth Tuesday in said month) when and where the petitioners appeared and the town of Sharon was represented by its selectmen; and the said Commissioners 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 this meeting. And now the said Commissioners, by courses and distances,

Plan Book 112, Plan 563 - 1930

metes and bounds, do relocate said Massapoag Avenue as prayed for in said petition. And the lines of said relocation of said Massapoag Avenue are as follows: The westerly line begins at a stone bound in the present westerly line of said Massapoag Avenue at a point bearing S 53-40-30 E 109.58 ft. from the southeast corner of the dwelling house of Ernestine Ruprecht and Rebecca J. Chany; thence northerly and easterly by a 4000 ft. radius curve 330.09 ft. to a stone bound; thence by a 64.15 ft. radius curve to the left 149.65 ft. to a stone bound in the approximate southerly line of Morse St.; thence N 47-54-30 E 198.58 ft. across said Morse St. to a stone bound in the approximate northerly line of said Morse St.; thence northeasterly and northerly by a 74.82 ft. radius curve 56.14 ft. to a stone bound; thence continuing by a 6566.12 ft. radius curve to the left 533.21 ft. to a stone bound; thence continuing by the same curve 533.21 ft. to a stone bound in the present westerly line of said Massapoag Ave., as laid out by the Norfolk County Commissioners by return dated Dec. 31, 1929. The easterly line begins at a stone bound in the present easterly line of said Massapoag Ave., at a point bearing S 87-06-30 E 50 ft. distant from the point of beginning of the westerly line as above described; thence northerly and easterly by a 2000 ft. radius curve 512.4 ft. to a stone bound; thence continuing by a 300 ft. radius curve to the right 195.85 ft. to a stone bound in the approximate southerly line of Morse St.; thence N 4-57-30 E 37.57 ft. across said Morse St. to a stone bound in the approximate northerly line of said Morse St.; thence northwesterly and northeasterly by a 42.50 ft. radius curve 101.38 ft. to a stone bound; thence continuing by a 6616.12 ft. radius curve to the left 405.12 ft. to a stone bound; thence continuing by the same curve 537.27 ft. to a stone bound in the present easterly line of said Massapoag Ave., said bound bearing S 86-21-40 E. 50 ft. from the last bound in the westerly line as above described. Said lines are shown upon a plan entitled "Plan showing the Relocation and Widening of Massapoag Ave., Sharon, Near Morse Street as made by the Norfolk County Commissioners by Return dated June 24, 1930. Hartley L. White, County Engineer. Scale 1 inch-40 feet" and marked "Edward W. Hunt, Chairman", which plan is 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 so far as such lands may lie outside the limits of said way as heretofore defined. And permanent stone or concrete bounds, not less than three feet long, two feet of which at least shall be inserted in the earth, will be erected at the termini and angles of the way relocated as aforesaid, when practicable; and, when not so, a heap of stones, a living tree, a permanent rock, or the corner of an edifice will be a sub-

stitute; or said bounds may be permanent stone or concrete bounds not less than three feet long,with holes drilled therein,and filled with lead,placed a few inches below the travelled part of the street or way. And it is determined by the Commissioners that the Inhabitants of the Town of Sharon do within one year 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. Said way shall be constructed to the full width indicated on said plan throughout the entire length of the portion relocated by this return and order. Suitable sidewalks,gutters,culverts,retaining walls,fences and railings shall be constructed wherever needed. And it is determined by the Commissioners that all the expenses of making the relocation of way prescribed in this return and order including the expenses of constructing said way,and the removal of all buildings,structures,hedges,walls and fences from the lands taken,and all land and other damages and expenses incident thereto,be paid by the Inhabitants of the Town of Sharon. 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 Sharon when the lands hereby taken and over which said way is hereby located,have been entered upon and possession taken for the purpose of constructing said way.

Jessie E.Carney	\$75.00
Robert G.Morse et ux	<u>50.00</u>
	\$125.00

And having heard the proprietors of lands 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 ten days from the date of beginning of work of construction of said way as herein required.

}	Edward W.Hunt	}	County
}	Frederick A.Leavitt	}	Commissioners
}	Russell T.Bates	}	

Commonwealth of Massachusetts Norfolk,ss. At a meeting of the County Commissioners,held at Dedham,on Tuesday,the twenty-fourth day of June,1930:
 Ordered That the foregoing Return and Order be filed,accepted and recorded, and that an attested copy thereof be transmitted to the Clerk of the Town

of Sharon, 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.

)	Edward W. Hunt)	
)	Frederick A. Leavitt)	County
)	Russell T. Bates)	Commissioners

A true copy of County Commissioners' Return and Order.

Attest: Willard E. Everett, Assistant Clerk.

Rec'd. & entered for record July 10, 1930 at 11h.35m. A.M.

I, John J. Coppinger of Needham, Nor-

Coppinger

to

Needham Knights
of Columbus Bldg.
Assocn.

folk County, Massachusetts, for consideration paid, grant to Needham Knights of Columbus Building Association, a Corporation duly established by law and having a principal place of business in said Needham with QUITCLAIM COVENANTS the land in said NEEDHAM, situated on the westerly side of Highland Avenue bounded and described as follows: Beginning at a point on the said westerly side of Highland Avenue and at land of Burton J. Bowmar, thence running north-westerly along the land of said Bowmar 175 feet more or less to land of the N.Y.N.H. & H.R.R., thence turning and running in a slightly northeasterly direction along the land of said N.Y. N.H. & H.R.R. 107.3 feet to land now or formerly of the William Carter Company; thence turning and running southeasterly along the land of said William Carter Company 186.50 feet to said Highland Avenue; thence turning and running southwesterly along said Highland Avenue 108.20 feet to the point of beginning, and containing 19,330 square feet of land more or less, be any or all of said measurements and contents more or less. And being lot C as shown on "Plan of land in Needham, Mass., owned by B.J. Bowmar, April 15, 1930, John E. Titus Landscape Arch't., Newton Upper Falls," which said plan is duly recorded with Norfolk County Registry of Deeds, Book 1890, page 613. And being the same premises conveyed to me by Benjamin D. May by deed dated April 17, 1930, and recorded with said Norfolk Deeds, Book 1890, page 615. This conveyance is made subject to the taxes assessed as of April 1930 and also subject to a mortgage in the sum of \$1500 in favor of Benjamin D. May et al, dated May 10, 1930, and recorded with said Norfolk Deeds, Book 1890, page 616.

I, Gertrude M. Coppinger wife of said grantor release to said grantee all rights of dower and homestead and other interests therein.

WITNESS our hands and seals this 16th day of June 1930.

)	John J. Coppinger	(seal)
)	Gertrude M. Coppinger	(seal)

Commonwealth of Massachusetts

Norfolk, ss. June 16th., 1930. Then personally appeared the above-named John J. Coppinger and acknowledged the foregoing instrument to be his free act and