

BK2285 PG 656

M. MASSACHUSETTS QUITCLAIM DEED INDIVIDUAL (LONG FORM) 652

Robert B. Innis, Phyllis V. Innis and Robert L. Innis, Trustees of the Virginia Realty Trust under a Declaration of Trust dated July 28, 1964 and recorded in Middlesex North District Registry of Deeds, Book 1662, Page 423

of

County, Massachusetts

being unmarried, for consideration paid, and in full consideration of \$5,000.00

grants to The Town of Billerica, a municipal corporation duly established under the laws of Massachusetts and situated in the County of Middlesex,

of 19 Concord Road, Billerica, Massachusetts

with quitclaim covenants

Two certain parcels of land situated in Billerica, Middlesex County, Massachusetts and thus bounded:

(Description and encumbrances, if any)

Parcel 1:

Beginning at a point at the Northwestern corner of the granted premises and on the Southerly line of the Boston and Maine Railroad right-of-way;

THENCE in a general Northeasterly and Northerly direction, a distance of 549 feet, more or less, to a point;

THENCE turning and running in a general Southerly direction along land now or formerly of Dolan, a distance of 350 feet, more or less, to a point;

THENCE turning and running in a general Southwesterly direction along land now or formerly of Davis, Stewart and Suburban Land Co., Inc., a distance of 460 feet, more or less, to land now or formerly of Patterson;

THENCE turning and running Northerly by said Patterson land, a distance of 150 feet, more or less, to the point of beginning.

Containing approximately two (2) acres, more or less, and commonly referred to as the Dolan parcel.

Parcel 2:

Beginning at a point at the Northeasterly corner of the granted premises and at the Southeasterly corner of the premises described in Parcel 1 above;

THENCE running in a general Southeasterly direction, a distance of 875 feet, more or less, to a point;

THENCE turning and running in a general Southwesterly direction, a distance of 118.75 feet, more or less, to a point;

THENCE turning and running in a general Northwesternly direction a distance of 837.50 feet, more or less, to a point;

THENCE turning and running in a general Northeasterly direction, a distance of 150 feet, more or less, to the point of beginning.

Containing approximately two (2) acres more or less and commonly referred to as the Stewart parcel.

Being a portion of the premises described in a deed from Robert B. Innis to the grantors herein dated August 28, 1964 and recorded in said Registry, Book 1662, Page 417.

This conveyance is made subject to any and all easements and restrictions of record insofar as the same are now in force and applicable.

Said real property is conveyed to said Town under the provisions of General Laws, Chapter 40, Section 8-C as it may hereafter be amended, to be managed and controlled by the Conservation Commission of the Town of Billerica for the promotion and development of the natural resources and for the protection of the watershed resources of said Town.

MIDDLESEX 105-1

040446



Witness our hands and seals this 9th day of Jan. 1978

VIRGINIA REALTY TRUST

Robert B. Innis
Robert B. Innis, Trustee

Phyllis V. Innis
Phyllis V. Innis, Trustee

Robert L. Innis
Robert L. Innis, Trustee

The Commonwealth of Massachusetts

Middlesex, ss.

January 9, 1978

Then personally appeared the above named Robert B. Innis, Phyllis V. Innis
and Robert L. Innis, TRUSTEES OF VIRGINIA REALTY TRUST

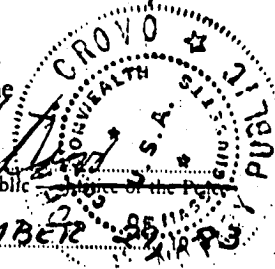
and acknowledged the foregoing instrument to be their free act and deed, before me

John J. Crovo

Notary Public

My Commission Expires

SEPTEMBER 25, 1983



Rec Jan 11 1978 2:11PM #534