

CURRENT OWNER		TOPO.		UTILITIES		SIRT/ROAD		LOCATION		CURRENT ASSESSMENT	
Code	Description	Code	Description								
9035	EXMLAND									9035	188,400
Assessed Value		Assessed Value		Assessed Value		Assessed Value		Assessed Value		Assessed Value	
188,400		188,400		188,400		188,400		188,400		188,400	

201
ACTON, MA

VISION

RECORD OF OWNERSHIP		BK-VOL/PAGE		SALE DATE		q/n		V/A		SALE PRICE		V.C.	
Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code	Assessed Value	Yr.	Code
2005	9035	188,200	2004	9035	192,000	2003	9035	166,600					
Total:		188,200		192,000		166,600		188,400		188,400		166,600	

This signature acknowledges a visit by a Data Collector or Assessor

APPRaised VALUE SUMMARY

Appraised Bldg. Value (Card) 0
 Appraised XF (B) Value (Bldg) 0
 Appraised OB (L) Value (Bldg) 0
 Appraised Land Value (Bldg) 188,400
 Special Land Value

Total Appraised Card Value 188,400
 Total Appraised Parcel Value 188,400
 Valuation Method: Cost/Market Valuation

Net Total Appraised Parcel Value 188,400

EXEMPTIONS

Year	Type/Description	Amount	Description	Number	Amount	Comm. Int.
Total:						

NOTES

FRONTAGE 150

VISIT/CHANGE HISTORY

Permit ID	Issue Date	Type	Description	Amount	Insp. Date	% Comp.	Date Comp.	Comments	Date	ID	Cd.	Purpose/Result
									1/1/1988	VT	00	Measur+Listed

LAND LINE VALUATION SECTION

B#	Use Code	Description	Zone	D	Frontage	Depth	Units	Unit Price	I. Factor	S.I.	C. Factor	Nbhd.	Adj.	Notes- Adj/Special Pricing	Adj. Unit Price	Land Value				
1	9035	TOWN-PROP	R2		27,141.00	SF	27,141.00	6.74	1.03	4	1.00		1.00		6.94	188,400				
Total Card Land Units															27,141.00	SF	Parcel Total Land Area:	27,141 SF	Total Land Value	188,400

ARTICLE 23. To see if the Town will raise and appropriate, or appropriate from available funds, or authorize the Treasurer, with the approval of the Selectmen, to borrow the sum of \$230,000., or any other sum, to be expended by the Town Manager for the development of a refuse disposal transfer station at the present sanitary landfill site and the sum of \$170,000., or any other sum, to be expended by the Town Manager, for the development of a sanitary landfill site off Quarry Road, and to authorize the Town to apply for any grants or reimbursement from the state or federal government available for such purposes, or take any other action relative thereto.

SUMMARY

The present landfill site situated off of Route 2, based upon the current data of average disposal use; the Engineering Department estimates that by the Spring of 1982 the site will be exhausted.

The Town of Acton, at its Annual Town Meeting of 1975, voted to purchase 46.4 acres of land located in North Acton for the price of \$111,360. for a future site as a sanitary landfill.

For the past three years the Engineering Department has pursued the development plans for the proposed landfill operation. The Board of Selectmen agreed during the summer of 1979 to allow the Engineering Department to submit plans to D.E.Q.E. review and approval.

The concept being that a transfer station would be constructed at the present landfill site which would eliminate the traffic problem raised by the Board of Health as well as the idea that the North Acton site by restricting public access. Thus all residents would continue to deposit their trash in the same manner.

The trash collected at the transfer station (Route 2) would then be hauled to the North Acton site for disposal at a developed 5 acre parcel. These five acres would provide the town approximately 5 years to pursue other methods of disposal such as a regional approach.

(S) Recommended

(F) Recommendation deferred until Town Meeting.

ARTICLE 24. To see if the Town will authorize the Board of Selectmen to purchase or take by eminent domain for recreational purposes a parcel of land described as follows:

Lot 23, containing 81,700 sq. ft. as shown on a plan entitled, Definitive Subdivision Plan, Land in Acton, Mass. "Ridgewood Estates", Owners: Leslie Larson, Marjorie Imbimbo and Edith Carlton, Dated January 28, 1977 and revised February 28, 1977, June 29, 1977, August 1, 1977 and August 15, 1977. Said parcel is shown as Lot 80 on Land Court Plan 6683.

and raise and appropriate, or appropriate from available funds, the sum of \$40,000., or any other sum, for said acquisition, or take any other action relative thereto. (Inserted by the Recreation Commission)

SUMMARY

This article authorizes the Board of Selectmen to purchase one (1) lot in the Ridgewood Estates Subdivision. This area would serve as a recreation area for neighborhood residents. The Recreation Commission has always reserved a lot in every new subdivision for possible future acquisition. The town has an option on this lot until May 1980.

(S) Not Recommended

(F) Not Recommended

ARTICLE 25. To see if the Town will vote to accept a gift of land at 72 River Street from Thomas Litrenta, or take any other action relative thereto.

SUMMARY

This vacant lot consisting of 27,141 sq. ft. is unbuildable and has not passed any percolation tests, present taxes are approximately \$416.00 per year.

(S) Recommended

(F) Recommended

Estates", Owners, Leslie Larson, Marjorie Imbimbo and Edith Carlton, Dated January 28, 1977 and revised February 28, 1977, June 29, 1977, August 1, 1977 and August 15, 1977. Said parcel is shown as Lot 80 on Land Court Plan 6683. and raise and appropriate, or appropriate from available funds, the sum of \$40,000.00, or any other sum, for said acquisition, or take any other action relative thereto.

Motion lost.

Article 25. Voted unanimously: To accept with appreciation the gift of land at 72 River Street from Thomas Litrenta.

Article 26. Voted unanimously: To raise and appropriate \$99,000.00 to complete a Townwide hydrogeological study which is already in progress and authorize the Town Manager to apply for any available grants for such purpose.

Article 27. Voted: To raise and appropriate \$43,500.00 to be added to the Fire Department budgets for the fiscal year ending June 30, 1981 for the purpose of hiring four civilian fire alarm dispatchers.

TOTAL VOTE - 195 YES - 110 NO - 85

Article 28. Motion: To raise and appropriate \$50,000.00 for the development of recreation facilities on land adjacent to the Luther Conant School or other suitable land approved by the Board of Selectmen.

Motion lost. TOTAL VOTE - 217 YES - 103 NO - 114

Article 29. Voted unanimously: To petition the legislature to enact a statute authorizing the Town to sell a portion of the land on Nagog Hill Road acquired for conservation purposes in substantially the following form:

Section 1. The Town of Acton is hereby authorized to sell all or a portion of a parcel of land containing 3.36 acres, more or less, with the buildings located thereon, shown as Lot A on a plan entitled "Plan of Land in Acton Owned by Acton Conservation Commission," by the Acton Engineering Department, dated March 20, 1980. The land described herein is part of the land on Nagog Hill Road, previously acquired by the Town for conservation purposes by a deed recorded in Middlesex South Registry of Deeds, Book 13,871, page 233.

Section 2. Said parcel of land shall be sold in a manner and for a price and upon conditions to be determined by the Board of Selectmen with the advice of the Conservation Commission. The proceeds of such sale, less the expenses thereof, shall be used for the payment of principle and interest on bonds of the Town used to acquire the land of which the said parcel is a part.

Section 3. This act shall take effect upon its passage.

Article 30. Voted: To raise and appropriate \$50,000.00 for engineering and technical services and appropriate chemical analysis of liquid and solid waste generated by the W.R. Grace Company to study the causes, effects and methods of curing pollution in the Sinking Pond aquifer and for legal services in connection with the enforce-ment of the Town's rights in connection therewith.

TOTAL VOTE - 83 YES - 75 NO - 8

Article 31. Motion: To see if the Town will appropriate the sum of \$25,000.00 or any other amount for the purpose of enforcing compliance with the following Federal and State laws relating to air pollution, water pollution, solid wast landfill, drinking water, etc., which laws include the following Mass. General Laws, Chapter 21, #42, 43; MGL Ch. 111, #150A, 142A-142F, #159-160 and 162; U.S.P.L. 92-500 #402; or take any other action to enforce the agreement between the Town and W.R. Grace Company, dated November 14, 1978.

Voted unanimously: To take no action.

Article 32. Voted: To raise and appropriate \$40,000.00 to be expended by the Town Manager to purchase automated typing equipment for the Town Hall and Department of Public Works Building.

TOTAL VOTE - 183 YES - 110 NO - 73

V10-15

18716-80 AM 11:41 18716-80 AM

I, THOMAS F. LITRENTA

of Acton, Middlesex

County, Massachusetts

for consideration of less than ONE HUNDRED (\$100.00)..... Dollars paid, grant to TOWN OF ACTON, its successors and assigns (address of Grantee: Town Hall, P.O. Box 236, Acton, Massachusetts) for municipal purposes

with QUITCLAIM COVENANTS

~~the land~~

A certain parcel of land located on the Northerly side of River Street in Acton, Middlesex County, Massachusetts, and being shown as Lot A on a plan entitled "Plan of land in South Acton, Massachusetts", owned by Thor Realty Corporation, Everett M. Brooks Company, Civil Engineers, dated August 31, 1963 and recorded with Middlesex South District Deeds in Book 11466, Page 212, and bounded and described as follows:

Beginning at the Southeasterly corner thereof on the Northerly side of River Street and at Lot B as shown on said plan and thence running NORTH 57° 12' 45" WEST, 150 feet by said River Street to an iron pipe set in a stone wall at land formerly of William E. Stearns;

Thence turning and running NORTH 14° 23' 15" EAST by land of said Stearns, 203.90 feet to the center of a stone bound as shown on said plan;

Thence turning and running SOUTH 74° 40' EAST, 115.56 feet by land formerly of Mary E. Gates, 115.56 feet to a stone bound at said Lot B;

Thence turning and running SOUTH 8° 13' 33" WEST, 89.66 feet to a point;

Thence turning and running NORTH 76° 46' 27" WEST, 45.59 feet to a point;

Thence turning and running SOUTH 13° 13' 33" WEST, 39 feet to a point;

Thence turning and running SOUTH 76° 46' 27" EAST, 49 feet to a point;

Thence turning and running SOUTH 8° 13' 33" WEST, 122 feet to the point of beginning. The last five (5) courses being by Lot B as shown on said

plan containing 27,141 square feet of land, more or less, and being Lot A on said plan however otherwise bounded, measured or described.

For grantor's title see deed from Thor Realty Corporation, dated April 28, 1970 and recorded with said Deeds in Book 11825, Page 598.

Property Affected: 72 River Street, Acton, Middlesex County, Massachusetts

Witness my...hand and seal this...13th...day of ...October...19.80.

Thomas F. Litrenta
Thomas F. Litrenta

The Commonwealth of Massachusetts

Middlesex, ss. October 13, 19 80

Then personally appeared the above named Thomas F. Litrenta

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

Christina J. Farrell
Notary Public
My commission expires 19 82

RECEIVED AND ENTERED
 IN THE REGISTER OF DEEDS
 SUFFOLK COUNTY
 DISTRICT

(Please print or type)

Norman F. Cohen Esq.
 Palmer & Dodge
 Boston, MA 02108

MASSACHUSETTS
 Statute Form of
Quitclaim Deed
 (INDIVIDUAL)

Thomas F. Litrenta
 TO
 Town of Acton

at o'clock and minutes m.
 Received and entered with Deeds
 Book Page
 Attest: Register

FROM THE OFFICE OF

RETURN TO →

SAMUEL NARCUS, LEGAL STATIONER
 BOSTON, MASS.
 FORM 19

REVISED CHAPTER 497, 1989

(THE FOLLOWING IS NOT A PART OF THE DEED, AND IS NOT TO BE RECORDED)

CHAPTER 183, SECTION 11, GENERAL LAWS

A deed in substance following the form entitled "Quitclaim Deed" shall when duly executed have the force and effect of a deed in fee simple to the grantee, his heirs and assigns, to his and their own use, with covenants on the part of the grantor, for himself, his heirs, executors, administrators and successors, with the grantee, his heirs, successors and assigns, that at the time of the delivery of such deed the premises were free from all encumbrances made by him, and that he will, and his heirs, executors and administrators shall, warrant and defend the same to the grantee and his heirs and assigns forever against the lawful claims and demands of all persons claiming by, through or under the grantor, but against none other.

(*Individual—Joint Tenants—Tenants in Common—Tenants by the Entirety.)

CHAPTER 183 SEC. 6 AS AMENDED BY CHAPTER 497 OF 1969

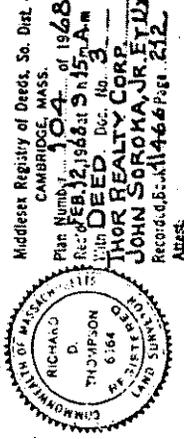
Every deed presented for record shall contain or have endorsed upon it the full name, residence and post office address of the grantee and a recital of the amount of the full consideration thereof in dollars or the nature of the other consideration thereof, if not delivered for a specific monetary sum. The full consideration shall mean the total price for the conveyance without deduction for any liens or encumbrances assumed by the grantee or remaining thereon. All such endorsements and recitals shall be recorded as part of the deed. Failure to comply with this section shall not affect the validity of any deed. No register of deeds shall accept a deed for recording unless it is in compliance with the requirements of this section.

ACTON

104 6 101

PLAN OF LAND IN SO. ACTON · MASS.

OWNED BY THOR REALTY CORPORATION
AUGUST 31, 1963
EVERETT M. BROOKS CO. · CIVIL ENGINEERS
NEWTONVILLE · WAYLAND · W. ACTON · MASSACHUSETTS.



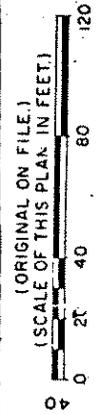
FEES 3.00
BY SW

Attest
[Signature]
REGISTRAR

ACTON PLANNING BOARD
APPROVAL UNDER THE SUBDIVISION
CONTROL LAW NOT REQUIRED.
DATE October 15, 1963

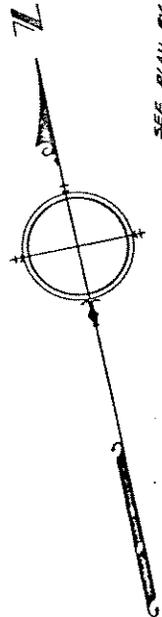
David P. Tenker
Robert A. Long
Charles Judd Farley

ENDORSEMENT OF THIS PLAN BY THE ACTON PLANNING BOARD DOES NOT CONSTITUTE CREATION OF BUILDABLE LOTS.



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240 ACTON



SEE PLAN BY H.F. TUTTLE DATED NOV. 1, 1943
RECORDED AT MIDDLESEX SO. REGISTRY BK 7048/144

FORMERLY WILLIAM E. STEARNS

SEE PLAN BY H.F. TUTTLE DATED OCT. 6, 1941
RECORDED AT MIDDLESEX SO. REGISTRY BK 6571/540

FORMERLY MARY GATES

LOT A
27,141 S.F.

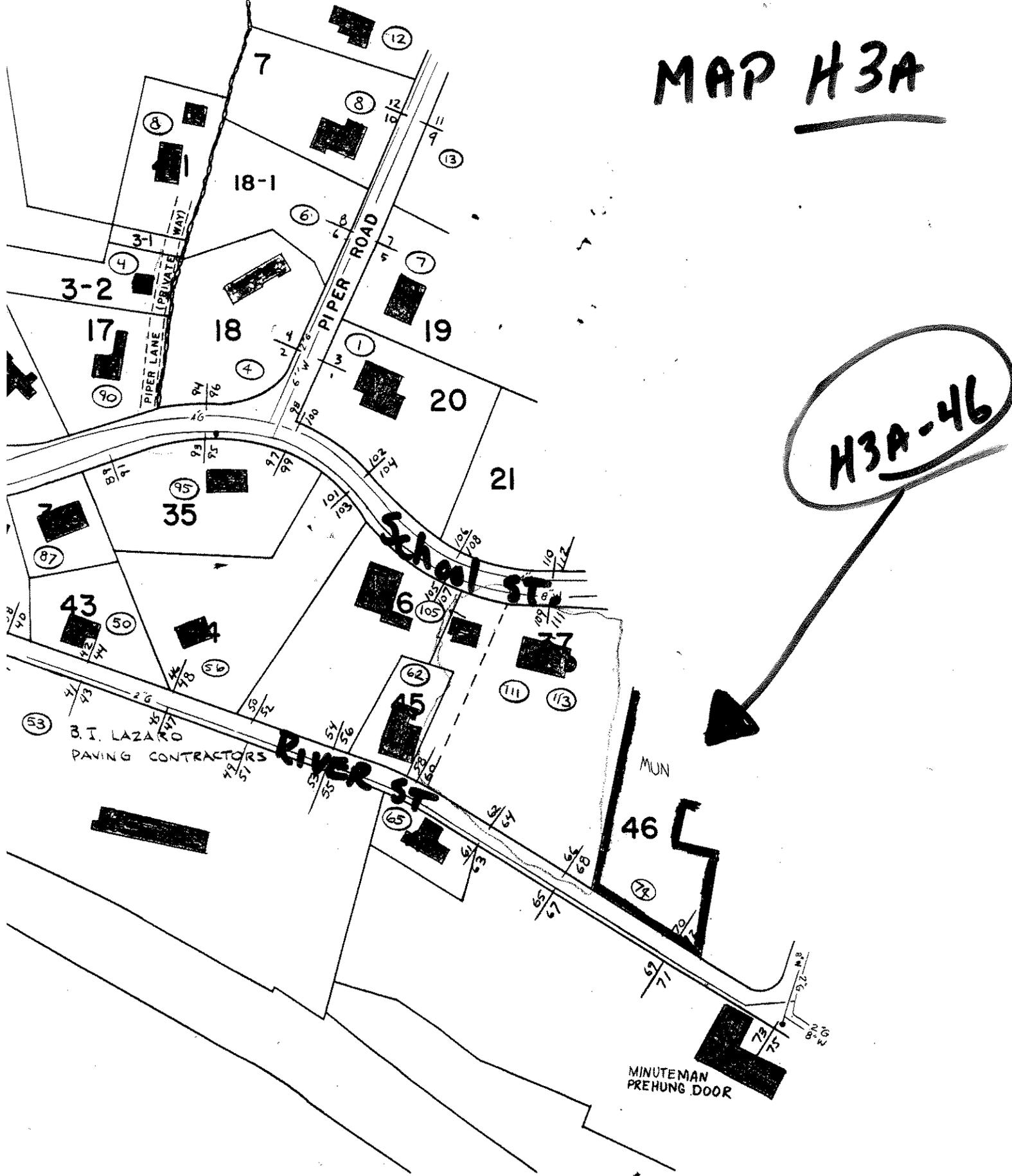
LOT B
28,780 S.F.

RIVER ST.

CHADWICK ST.

DEED REFERENCE: SEE DEED OF H.A. MERRIAM ET AL TO THOR REALTY CORP.
RECORDED AT MIDDLESEX SO. REGISTRY OF DEEDS IN BOOK 10236 P. 130

MAP H3A



H3A-46

G-3
H-3A
H-3
B

TOWN of ACTON