

**Town of Middleton Request to Transfer Properties Currently Under the Care and Control of
the Division of Capital Asset Management and Maintenance (DCAMM)**

Parcel #: 11

Location/Address:	BIXBY AVENUE
Assessors Map/Lot :	0026-0000-0013 A
Book and Page:	Bk 6157 Pg 98
Acres:	6.89
Assessed Value:	\$54,200
Acquired Date:	6/19/1975
Acquired Price:	\$4,900
Acquisition Notes:	Acquired under Chapter 698 Acts of 1967 for conservation purposes.
Property Description/Notes:	Map 26 Lot 13A, 6.9 acres east Birch Road, is wetland in the river floodplain. There is no upland. This large lot along the river across from Danvers is part of an important wildlife corridor. The portion of the parcel is designated as a Habitat of Potential Regional or Statewide Importance, and an area with a high Index of Ecological Integrity (UMass CAPS program/DEP).
Current Property Use:	Wet area in almost all seasons. Muskrat habitat.
Potential Property Use:	Would continue to be used as open space, unusable for public access.

Attachments:

1. Assessors map/lot
2. All deed information from South Essex Registry of Deeds
3. Pictures of site

SEE MAP 25-LOT 1

SEE MAP 29-LOT 188C

COMM. of MASS.

DEPT of FIA

DEPT of MH.

(15A) 72.30

(15) 40.20

SEE MAP 29-LOT 188C

THE PREPARATION OF THIS MAP WAS FINANCIALLY AIDED THROUGH A FEDERAL GRANT FROM THE URBAN REDEVELOPMENT ADMINISTRATION OF THE HOUSING AND HOME FINANCE AGENCY UNDER THE URBAN PLANNING ASSISTANCE PROGRAM AUTHORIZED BY SECTION 701 OF THE HOUSING ACT OF 1954, AS AMENDED, TO THE MASSACHUSETTS DEPARTMENT OF COMMERCE.

PROPERTY LINES DESIGNATED ON THIS SHEET HAVE BEEN COMPILED FROM PLANS OF RECORD, DEED DESCRIPTIONS, AERIAL PHOTOGRAPHS, AND FIELD RECONNAISSANCE.

(14) 80.59

(16) 1.39

(13A) 6.89

MAP 33-LOT 40

M33 L44

M33 L44A

M33 L43

M33 L42

M33-L45

M29-L188

M29-L193A

M29-L4

M29-L3

M33-L36

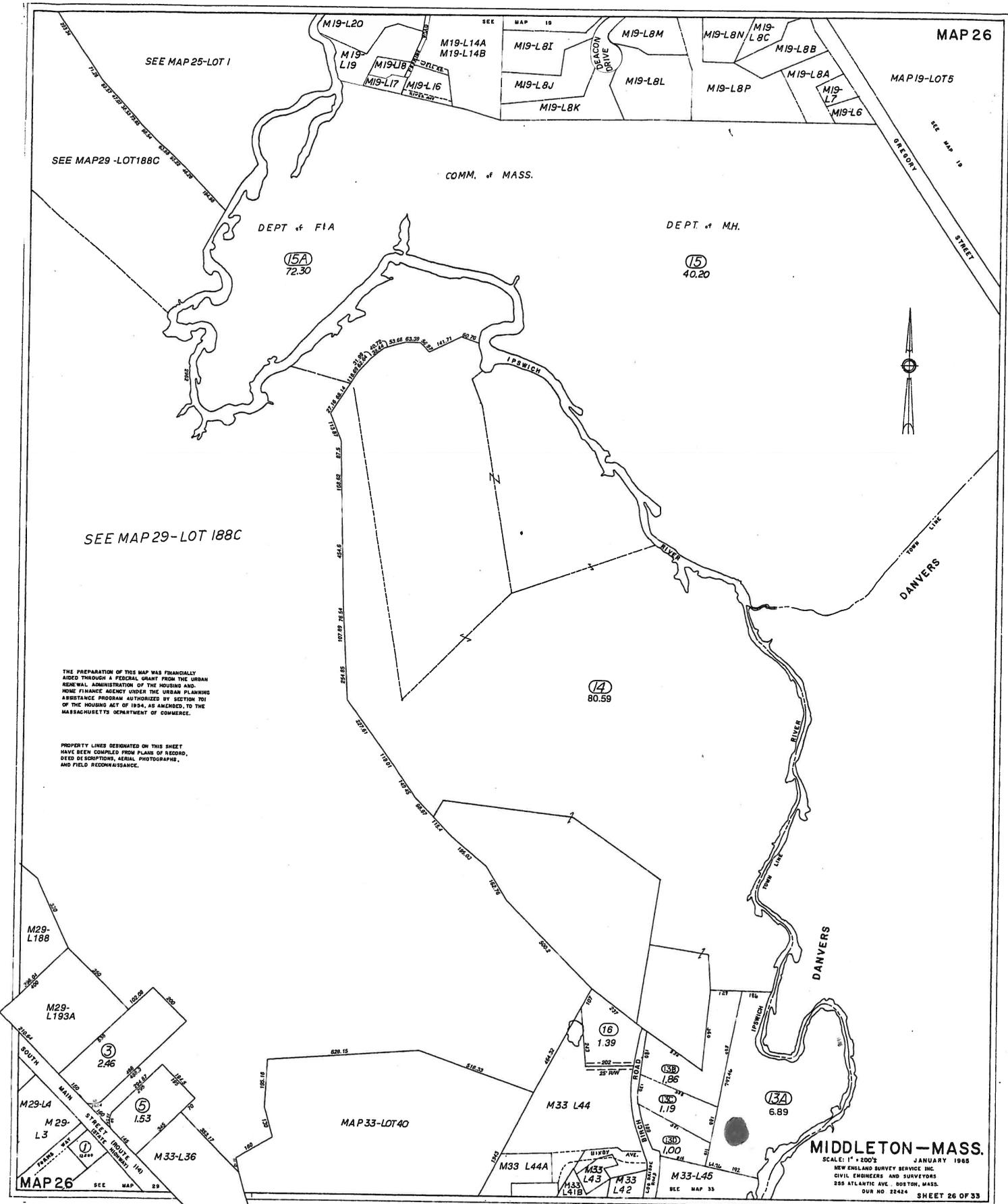
MAP 26

MIDDLETON-MASS.

SCALE: 1" = 500' JANUARY 1965
NEW ENGLAND SURVEY SERVICE INC.
CIVIL ENGINEERS AND SURVEYORS
255 ATLANTIC AVE. BOSTON, MASS.
OUR NO. 22424 SHEET 26 OF 33

REVISED

1/1/96



& Plan See Pl. B. 134 Pl. 43

KNOW ALL MEN BY THESE PRESENTS, that we, Benjamin K. Richardson, Hazen M. Richardson and Anne H. Richardson, Trustees of The Richardson Trust, under a Declaration of Trust dated September 30, 1964, recorded in Essex South District Registry of Deeds, Book 5211, Page 214, and individually, all of Middleton, in the County of Essex and Commonwealth of Massachusetts,

County of Massachusetts

rk

for the full consideration, ~~xx~~ paid, (in the sum of \$4,900.00) granted ~~to~~ to County of Essex, 32 Federal Street, Salem, Massachusetts, a corporation duly established by law,

~~xx~~

rk

with quitclaim covenants ~~xx~~ all our right, title and interest in a parcel of land, off Bixby Avenue, in Middleton, in said County, shown on plan entitled "County of Essex, Massachusetts, Plan of Land in Middleton owned by Richardson Trust, James R. Carlin, County Engineer, May 15, 1975, Scale: 1" = 40'," to be recorded herewith, said parcel being bounded and described as follows:

Chattel(s) Address:

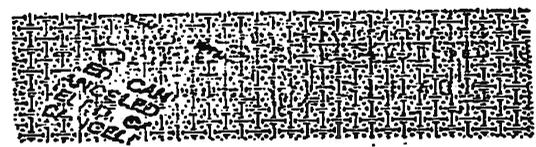
Beginning at the SOUTHWESTERLY corner of the granted premise at a point in a wall which is located by land of the County of Essex at the SOUTHERLY end of a barbed wire fence, which is Two Hundred Forty-Eight and Fifty-Eight Hundreths feet (248 58/100') SOUTHEASTERLY from a corner of a wall on Bixby Avenue; thence running

SOUTH 79° 57' 11" EAST Sixty-Four and Twenty-Six Hundreths feet (64 26/100') by a wall to a point on said plan marked E.P.; thence continuing on the same course One Hundred Ninety-Two feet (192') more or less to the center line of the Ipswich River; thence running

NORTHEASTERLY, NORTHERLY, SOUTHWESTERLY, WESTERLY, and NORTHERLY on various courses by the said center line of the Ipswich River, the said courses being by land of the Town of Danvers, One Thousand Six Hundred and Eighty-Eight feet (1688'), more or less, to a point by land of the Danvers Fish and Game Club; thence turning and running by said land last mentioned.

SOUTH 85° 49' 57" WEST One Hundred Eighty-Six feet (186') more or less, to the said barbed wire fence first mentioned; thence running

SOUTH 3° 51' 20" WEST Seven Hundred Ninety-Seven and Forty-Six Hundreths feet (797 46/100') by other land of the grantors, shown as parcel B on said plan, to the point of beginning, containing Six and Eighty-Nine Hundreths acres (6.89) more or less.



BK 6157 PG 099

Executed as a sealed instrument this 19th day of June 1975

Benjamin K. Richardson
Steph. H. Richardson
James H. Richardson

Trustees of The Richardson Trust
and individually

The Commonwealth of Massachusetts

Essex ss.

June 19 1975

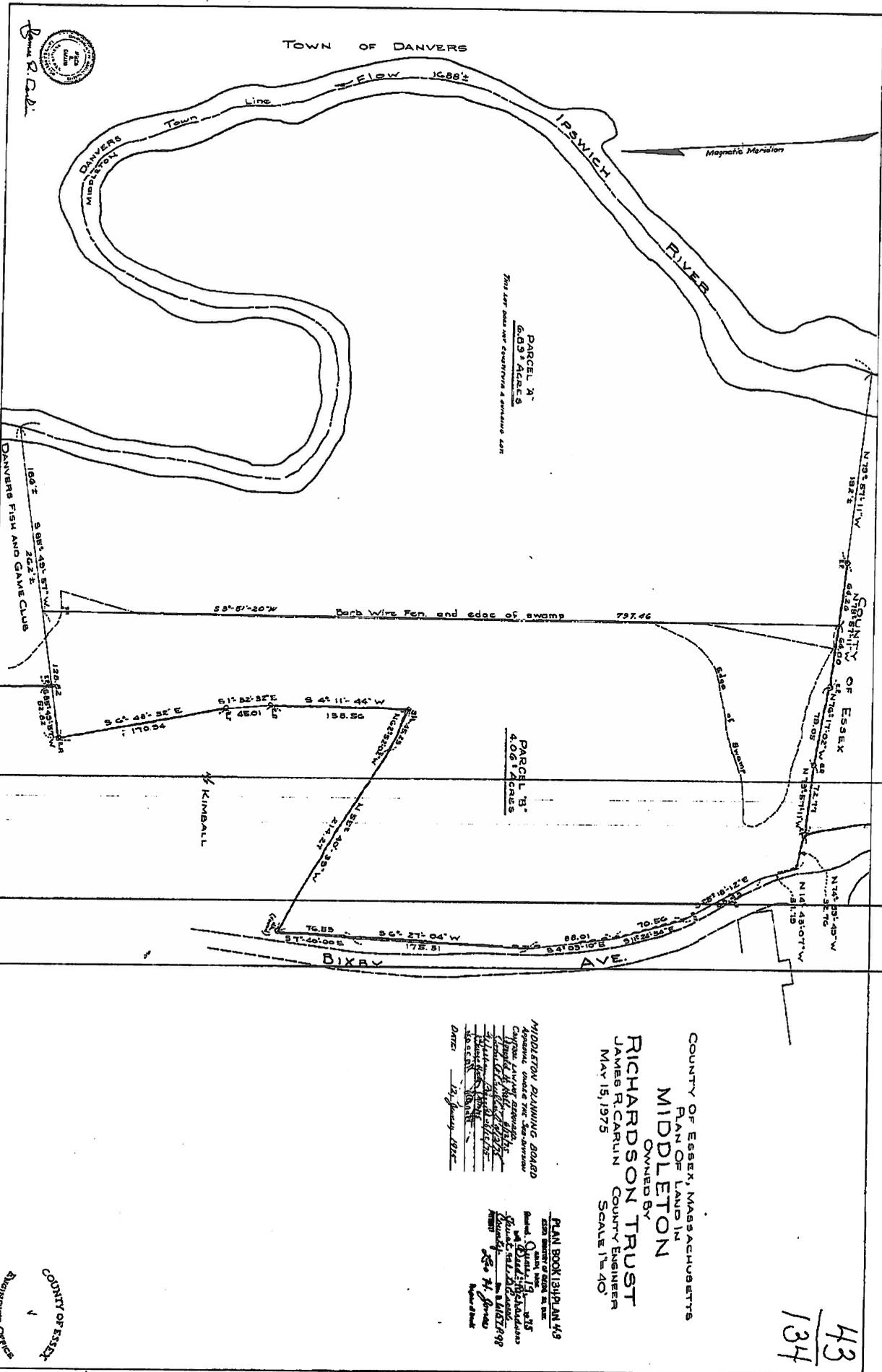
Then personally appeared the above named Benjamin K. Richardson, trustee as aforesaid.

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

Thomas L. Raymond
Notary Public
My commission expires April 16



ESSEX SS. RECORDED *June 19 1975 2 P.M.* INST. # 100



0120-9-11

Sec 33B Plan 766

COUNTY OF ESSEX, MASSACHUSETTS
 PLAN OF LAND IN
 MIDDLETON
 OWNED BY
RICHARDSON TRUST
 JAMES R. CARLIN
 COUNTY ENGINEER
 MAY 15, 1975
 SCALE 1" = 40'

MIDDLETON PLANNING BOARD
 Approved, under the Subdivision
 Regulations, Chapter 218B, of the
 General Laws of the Commonwealth,
 the following plan of land:
 Plan of Land in Middlesex County
 owned by Richardson Trust
 James R. Carlin, County Engineer
 Date: 13, January 1976

PLAN BOOK 134 PLAN 49
 2500 SQUARE FEET OF LAND IN THE
 Parcel of 19, 1975
 and 19, 1975
 Surveyed and Platted by
 James R. Carlin, County Engineer
 Date: 13, January 1976

43
 134

COUNTY OF ESSEX
 4
 Returning Officer

MIDDLETON CONSERVATION COMMITTEE

Town Hall

Middleton, Mass. 01949

At a meeting of the Middleton Conservation
Committee held at Middleton, Massachusetts on
_____ a quorum being present,

it was VOTED:

To approve, in accordance with Chapter 698 of
the Acts of 1967, the purchase by the County of Essex
of land for conservation purposes, comprising about
6.89 acres, as shown on a plan by James R. Carlin,
County Engineer, dated May 15, 1975, to be filed
with deed.

Middleton Conservation Committee

0120-9
ay

1975

0120-9
ax

1975

Commonwealth of Massachusetts

Essex, ss.

At a regular meeting of the County Commissioners held in Salem on Tuesday, June 17, 1975, Chairman Burke and Commissioners Cahill and Donovan were present.

.....

Upon motion of Mr. Cahill, duly seconded, it was unanimously VOTED:

To purchase a 6.89 acre parcel of land located on the Ipswich River in Middleton and owned by the Richardson Trust for the purchase price of \$4,900.00, for Soil Conservation purposes, and recommended by County Engineer, James R. Carlin.

Roll call: Mr. Cahill, yes; Mrs. Donovan, yes; Mr. Burke, yes.

.....

Attest:

Ann M. Blood
Deputy Asst. Clerk

A true copy.

Attest:

Ann M. Blood

Deputy Asst. Clerk



The Commonwealth of Massachusetts
Executive Office of Environmental Affairs
Department of Natural Resources
Leverett Saltonstall Building, Government Center
100 Cambridge Street, Boston 02202

OFFICE OF THE COMMISSIONER

June 9, 1975

Mr. James Carlin
 County Engineer
 Court House
 Salem, Massachusetts 01970

Dear Mr. Carlin,

In reply to your letter of May 28, 1975, this letter is to notify you of my approval of the land acquisition by the County Commissioners in the towns of Peabody and Middleton.

This land is as described by you on the plans submitted with your letter.

I am taking this action as per M.G.L. 34-Section 25 as amended by chapter 698 of the Acts of 1967.

Please convey my best wishes to the Commissioners for their continuing efforts in their interest for the conservation of open space land.

Cordially yours,

Joseph H. Brown
 Joseph H. Brown
 Commissioner

✓ JHB/LRL:jg

ESSEX SS. RECORDED

June 19 1975 *27* M. PAST *12* P.M. INST.# *98*

MIDDLETON CONSERVATION COMMITTEE

Town Hall

Middleton, Mass. 01949

At a meeting of the Middleton Conservation Committee held at Middleton, Massachusetts on MAY 27, 1975 a quorum being present, it was VOTED:

To approve, in accordance with Chapter 698 of the Acts of 1967, the purchase by the County of Essex of land for conservation purposes, comprising about 6.89 acres, as shown on a plan by James R. Carlin, County Engineer, dated May 15, 1975, to be filed with deed.

[Signature]

Henry A. Inagent 5/27/75

Francis E. [Signature]

Middleton Conservation Committee

ESSEX SS. RECORDED June 19 1975 527 M. PAST 12 P.M. INST.# 99

0120-9
1975