

FREDERIC B. DAILEY  
MARK D. TITLEBAUM

TELEPHONE  
(617) 227-3544

April 15, 1968

L. Thomas Shine, Assistant Register  
Registry of Deeds  
Dedham, Massachusetts

Dear Sir:

Enclosed are the following:

Owner's Duplicate Certificate of Title 53434  
of Helen Harrison Soule to land on Dinsmore and Greenwood  
Roads, Wellesley

Her deed to Wellesley Conservation Council,  
Inc., of part of that land shown as Lot 38 on Plan 5823-1

Check for \$9.06 for filing fees

Notice the Land Court Engineer's endorsement on  
the deed.

Please return to us the enclosed duplicate certi-  
ficate and the duplicate of the new certificate for Lot 38.

Very truly yours,

*Hay + Dailey*

FBD/sch

Enclosures

cc: Mrs. Soule  
Mr. Sanders

*Dear Allan -*

*This is a deed record  
for the safe deposit box.  
There is no payment due  
from the Conservation Council.*

*Best regards*

*Franklin*

*4/23/68*

I, Helen Harrison Soule of Wellesley, Norfolk County, Massachusetts, being unmarried, for consideration paid grant to Wellesley Conservation Council, Inc., a Massachusetts corporation, address care of Franklin Sanders, 126 Abbott Road, Wellesley, Massachusetts 02181, with quitclaim covenants a parcel of land in said Wellesley bounded and described as follows:

Easterly by the junction of Dinsmore and Greenwood Roads as shown on plan hereinafter referred to 83.18 feet;

Southeasterly by said Greenwood Road 21.00 feet;

Southwesterly by Lot 37 on said plan 115.13 feet; and

Northerly by land of Anna A. Akerson as shown on said plan 150.00 feet.

Said parcel is shown as Lot 38 on a plan by MacCarthy Engineering Service Inc. dated January 9, 1968, filed in the Land Registration Office as Plan 5823 and is part of the land described in Certificate of Title 53434 in the Norfolk Registry District of the Land Court.

This conveyance is made subject to the restrictions, taking and orders referred to in said Certificate.

I hereby impose on the land hereby conveyed the following restrictions for the benefit of Lot 37, my adjoining land:

1. The land hereby conveyed shall be used only for conservation purposes.

2. No structure or sign shall be placed or maintained on the land hereby conveyed.

The consideration for this deed is less than one hundred dollars.

WITNESS my hand and seal this 2nd day of  
April 1968.

Helen Harrison Soule  
Helen Harrison Soule

COMMONWEALTH OF MASSACHUSETTS

Norfolk ss.

April 2 1968. Then  
personally appeared the above-named Helen Harrison Soule and  
acknowledged the foregoing instrument to be her free act and  
deed, before me

Josephine S Shuckler  
Notary Public

NOTARY PUBLIC

My Commission Expires June 1, 1973

~~Allen Buckett~~  
Soule  
Quincy & Drumwood Rd

THIS ENVELOPE CONTAINS YOUR

## Owner's Duplicate

Certificate of Title

No. 84481

*Ched*  
*1/3/72*  
*BP*  
*75*

### NOTICE

This certificate should be kept in this envelope and in a safe place as it must accompany every instrument presented for registration which affects the land described in said certificate.

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L. THOMAS SHINE  
REGISTER OF DEEDS  
ASSISTANT RECORDER  
LAND COURT  
NORFOLK REGISTRY DISTRICT  
DEDHAM, MASS.

ENCUMBRANCES ON THE

DUPLICATE  
CERTIFICATE  
OF  
TITLE

No. 84481.....

**DATE OF REGISTRATION**

April 16, 1968.....

Wellesley Conservation Council, Inc.  
Owner

FROM THE REGISTRY DISTRICT  
OF NORFOLK COUNTY,  
MASSACHUSETTS

—  
**NOTICE**

*This certificate must be presented with every instrument affecting the property herein described.*

— • —  
**IMPORTANT**

See Note on back.

— • —  
Hay + Dailey  
One Centre Plaza  
Boston

# Owner's Duplicate Certificate

**TRANSFER CERTIFICATE OF TITLE REGISTERED IN BOOK 423 PAGE 81 No. 84481**

From Transfer Certificate No. 53434 , Originally Registered May 3, 1955 , in  
Registration Book 268 Page 34 for the Registry District of Norfolk County.

**This is to Certify** that Wellesley Conservation Council, Inc. , a corporation  
duly organized and existing under the laws of the Commonwealth of Massachusetts and having  
an usual place of business in Wellesley in the County of Norfolk and said Commonwealth,  
of ~~in the County of~~ ~~and Commonwealth of Massachusetts,~~

~~married to~~

is the owner in fee simple

of that certain parcel of land situate in WELLESLEY

in the County of Norfolk and said Commonwealth, bounded and described as follows:

Easterly by the junction of Dinsmore and Greenwood Roads, shown on the plan hereinafter  
referred to, eighty three and 18/100 (83.18) feet;

Southeasterly by said Greenwood Road, twenty one (21) feet;

Southwesterly by lot numbered 37, shown on said plan, one hundred fifteen and 13/100 (115.13)  
feet; and

Northerly by land now or formerly of Allen Greenwood, one hundred fifty (150) feet.

Said parcel is shown as lot numbered 38 on a plan drawn by MacCarthy Engineering  
Service Inc. , dated January 9, 1968, as approved by the Land Court, filed in the Land  
Registration Office as No. 5823-1, a copy of a portion of which is filed in Norfolk Registry  
District with Certificate No. 84481, Book 423.

The above described land is subject to the restrictions as set forth in Document Nos.  
6111 and 10703, and referred to in Document No. 171983, expiring on May 3, 1985. Said Document  
No. 10703 is modified by Document No. 24450.

The above described land is subject also to the restrictions contained in a deed given  
by Albion R. Clapp to Frances S. Cobb, dated July 19, 1912, duly recorded in Book 1220, Page  
496 and referred to in Document No. 171983, expiring on May 3, 1985.

The above described land is subject also to the restrictions as set forth in Document No.  
290483, expiring on April 16, 1998.

Address of Owner: 1/10 Franklin Sanders, 126 Abbott Rd., Wellesley, Mass. 02151

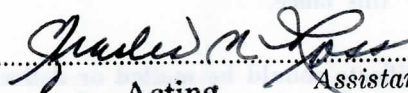
And it is further certified that said land is under the operation and provisions of Chapter 185 of the General Laws, and that the title of said Wellesley Conservation Council, Inc.

to said land is registered under said chapter, subject, however, to any of the encumbrances mentioned in Section forty-six of said Chapter, which may be subsisting, and subject also to as aforesaid and to the encumbrances noted on next page of this certificate.

WITNESS, ELWOOD H. HETTRICK, Esquire, Judge of the Land Court, at Dedham, in said County of Norfolk,

the sixteenth day of April in the year nineteen hundred and sixty-eight, at 11 o'clock and 30 minutes in the fore noon.

Attest, with the Seal of said Court,

.....  
  
Acting Assistant Recorder.

# MEMORANDUM OF ENCUMBRANCES ON THE

DOCUMENT NUMBER	KIND	RUNNING IN FAVOR OF	TERMS	DATE OF INSTRUMENT
26850	Taking	Town of Wellesley	{ Taking for laying out of Greenwood Rd. Pl. with Doc.	Mar. 29, 1927
59295	Order	Town of Wellesley	{ Taking for constructing etc. sewers etc.	_____
141825	Order	Town of Wellesley	{ Taking for constructing etc. sewers etc.	Nov. 1, 1951



# LAND DESCRIBED IN THIS CERTIFICATE

DATE OF REGISTRATION					SIGNATURE OF ASSISTANT RECORDER	DISCHARGE
YEAR & MONTH	D.	H.	M.	A.M. or P.M.		
1927 Apr.	20	3	25	P.M.	<i>Charles A. Loeb</i> Acting	
1935 Oct.	26	10	58	A.M.	<i>Charles A. Loeb</i> Acting	
1951 Nov.	7	10	21	A.M.	<i>Charles A. Loeb</i> Acting	