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BOOK 20520 P 396

CONFIRMATORY CONSERVATION RESTRICTION

Reference is made to that certain Conservation Restriction dated November 5, 1986 between Unihab/Woburn, Inc., a corporation organized and existing under the laws of the Commonwealth of Massachusetts (the Grantor) and the City of Woburn, recorded with the Middlesex South District Registry of Deeds at Book 17820, Page 232 (the "Original Conservation Restriction"), as amended by an Amendment to Conservation Restriction dated June 5, 1989 and recorded with Middlesex South District Registry of Deeds at Book 19995, Page 279 (the "Amendment").

WHEREAS, the Grantor has requested that the Secretary of Environmental Affairs approve the Original Conservation Restriction and Amendment pursuant to Section 32 of Chapter 184 of the General Laws of the Commonwealth;

WHEREAS, the Secretary has agreed to approve the Original Conservation Restriction and Amendment provided that certain typographical errors are corrected by the recording of this Confirmatory Conservation Restriction;

WHEREAS, the Grantor has agreed to remove the typographical errors by the recording of this Confirmatory Conservation Restriction;

The Grantor hereby confirms its grant in perpetuity to the City of Woburn, a conservation restriction on a parcel of land located in said City as described in Exhibit A hereto and Exhibit A to the Original Conservation Restriction recorded at Middlesex South Registry, Book 17820, Page 232. The said parcel is

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MARGINAL REFERENCE REQUESTED
BOOK 17820 PAGE 232

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shown on a Plan of Land Subject to Conservation Restriction attached as Exhibit B hereto and Exhibit B to the Original Conservation Restriction recorded at Middlesex South Registry, Book 17820, Page 232.

Grantor covenants and agrees, for itself and its successors and assigns, that it will not perform any of the acts or conduct any of the activities on said parcel as described below, or permit others to perform or conduct them, and hereby grants to the City the right to enforce these restrictions against all persons:

1. Construction or erection of buildings or other structures, signs, billboards or other advertising displays, roads and utilities on or above the ground; except for utilities as provided for herein and shown on said Plan, as may be revised from time to time, subject to approval of the Conservation Commission of the City.

2. Dumping or placing of soil or other substances or material as land fill, or any dumping or placing of trash, waste, or unsightly or offensive materials.

3. Removal or destruction of trees, shrubs or other vegetation, except as necessary or desirable for the maintenance, preservation and enhancement of the land in accordance with good conservation and horticultural practices.

4. Excavation, dredging or removal of loam, peat, gravel, soil, rock or other mineral substance in such manner as to affect the surface of the land;

5. Activities detrimental to drainage, flood control or water conservation;

6. Use by motorized recreational vehicles of all types and description, including, but not limited to, skimo-biles, snowmobiles, motorcycles and mopeds;

7. Hunting and fishing of any kind, including, but not limited to, use of firearms, bow and arrow, snares and the like; and

8. Camping, campfires and picnicking, except as specifically provided for by rules and regulations established for areas under the control of the Woburn Conservation Commission and listed in Section 40, Article VII, Title 12 of the Woburn Municipal Code as may be amended from time to time.

Notwithstanding anything contained in paragraphs 1 through 8 hereof, the Grantor reserves for itself, its successors and assigns, the right to conduct or permit the following activities on and uses of said parcel;

a) Installation and maintenance on said parcel of water, sewer, gas, electrical, telephone and drainage pipes, lines and ditches as shown on said Plan, as may be revised from time to time, upon written approval of the Conservation Commission of the City.

b) Installation and maintenance of an emergency fire access lane not wider than sixteen (16) feet as shown on said Plan.

c) Use by police or emergency fire or safety vehicles.

d) The Grantor, its successors and assigns, shall have the right to enter upon said parcel to maintain and preserve it in accordance with the purposes of the grant, including the right of access with motor vehicles if necessary.

The foregoing restrictions are authorized by Mass. G.L. Chapter 184, Sections 31-33 and are intended to retain said parcel predominantly in its natural, scenic and open condition in order to protect the natural and watershed resources of said City. This restriction shall be administered by the Conservation Commission of the City, established under Mass. G.L. Ch. 40, §8C.

This restriction does not grant the City or the public any right to enter upon said premises except as follows:

a. Grantor conveys to the City a permanent easement of access to enter said parcel, by its Conservation Commission, for the purpose of inspecting the premises and enforcing the foregoing restrictions and remedying any violation thereof;

b. Grantor conveys to the City a permanent easement to enter said parcel, by its Conservation Commission or its designees, to plant or selectively cut or prune trees, brush or other vegetation, to maintain, preserve and enhance the land and the scenic view and to implement disease prevention measures in accordance with good conservation and horticultural practices, and

c. Grantor conveys to the City and its inhabitants and the general public an easement to pass and repass by foot over the portion of the parcel shown as the "dry land" area on said Plan for the purpose of hiking, nature study and other passive uses and enjoyment on trails or cleared areas marked for public passage.

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IN WITNESS WHEREOF, Unihab/Woburn, Inc. has caused the foregoing to be executed on its behalf by its President on this 21 day of February, 1990.

Unihab/Woburn, Inc.

by [Signature]
President

COMMONWEALTH OF MASSACHUSETTS
COUNTY OF MIDDLESEX February 21, 1990

Then, personally appeared Arthur A. Klipfel, to me known, and acknowledged that he is the President of Unihab/Woburn, Inc., and is authorized by the Board of Directors of said corporation to execute the foregoing Conservation Restriction and acknowledges that his execution thereof is his free act and deed, before me

[Signature]
Notary Public
My Commission Expires: 8-22-92

APPROVAL BY CONSERVATION COMMISSION

I hereby certify that, pursuant to a vote of the Conservation Commission of the City of Woburn at a meeting where a quorum was present, the Commission approved and accepted the Conservation Restriction herein set forth, under Mass. G.L. Chapter 40, §8C.

[Signature]
Chairman, Conservation Commission
of the City of Woburn 3-8-90

APPROVED AS TO FORM

[Signature]
City Solicitor

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APPROVAL BY CITY COUNCIL

I, Clerk of the City Council of the City of Woburn, hereby certify that by vote of a majority of a quorum of the City Council, the foregoing Conservation Restriction was approved pursuant to the provisions of Mass. G.L. Chapter 40, §8C.

John Darcy
Clerk, City Council
3-21-90

APPROVAL BY THE SECRETARY

The undersigned Secretary of the Executive Office of Environmental Affairs of the Commonwealth of Massachusetts, hereby certifies that the foregoing Conservation Restriction has been approved as being in the public interest pursuant to Mass. G.L. Chapter 184, Section 32.

DATE: 4/25/90

[Signature]
Secretary

Beginning at a point on the Northerly sideline of Old Russell Street, so-called;
 thence running N 80° 30' 25.5" E, for a distance of 79.00 ft. along said
 sideline to a point;
 thence running N 06° 16' 38.7" W, for a distance of 200.31 ft. to a point;
 thence running N 06° 35' 31.6" E, for a distance of 249.98 ft. to a point;
 thence running N 25° 33' 35.9" W, for a distance of 331.44 ft. to a point;
 thence running N 63° 49' 27.7" W, for a distance of 222.69 ft. to a point,
 said point being on the Easterly sideline of a 20.00 ft. sewer easement;
 thence running N 07° 16' 07" W, along said easement line for a distance of
 218.32 ft. to a point;
 thence running N 40° 56' 28" E, for a distance of 70.00 ft. to a point;
 thence running N 01° 59' 11.8" E, for a distance of 793.88 ft. to a point;
 thence running C 64° 15' 55.8" W, for a distance of 546.52 ft. to a point;
 thence running S 60° 48' 29.5" W, for a distance of 217.96 ft. to a point;
 thence running S 29° 36' 40.5" E, for a distance of 595.98 ft. to a point;
 thence running S 27° 37' 24" E, for a distance of 334.25 ft. to a point;
 thence running N 72° 48' 35.1" E, for a distance of 61.99 ft. to a point;
 thence running S 33° 12' 04" E, for a distance of 408.88 ft. to a point;
 thence running S 58° 42' 01" W, for a distance of 266.00 ft. to a point;
 thence running S 38° 25' 27.3" E, for a distance of 148.92 ft. to a point;
 thence running N 57° 01' 23.5" E, for a distance of 3.02 ft. to a point;
 thence running S 36° 36' 06.5" E, for a distance of 35.59 ft. to a point;
 thence running N 80° 30' 25.5" E, for a distance of 243.75 ft. to a point;
 thence running S 09° 29' 34.5" E, for a distance of 200.00 ft. to a point,
 said point being the point of beginning.

Containing 15.446 Acres and being shown as parcel E1 on plan entitled
 "Conservation Easement Plan, Quail Run, Woburn, Mass. " Dated: Oct. 1986.

For Grantors Title Reference to Parcel E1, see Book 16508, Page 130.

EXHIBIT A

10/16

B 2 0 5 2 0 P 4 0 3

Beginning at a point, said point being a property corner
thence running N 55° 04' 56.5" E, for a distance of 102.61 ft. to a point;
thence running N 59° 26' 58.5" E, for a distance of 135.26 ft. to a point;
said point being a property corner intersection;
thence running N 30° 50' 44.5" W, for a distance of 100.00 ft. along the
Easterly sideline to a point;
thence running S 50° 00' 49.4" W, for a distance of 105.00 ft. to a point;
thence running N 62° 03' 45.1" W, for a distance of 205.00 ft. to a point;
thence running S 10° 49' 32.1" E, for a distance of 80.00 ft. to a point;
thence running S 30° 47' 01.4" E, for a distance of 190.00 ft. to a point,
said point being the point of beginning.

Containing 34,007.55 s.f. / 0.781 Acres and being shown as Parcel E2 on plan
entitled "Conservation Easement Plan, Quail Run, Woburn, Mass." Dated Oct. 1986

For Grantors Title Reference to Parcel E2, see Book 16508, Page 130.

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B 2 0 5 2 0 P 4 0 4

Beginning at point, said point being on the Easterly property line and 200 ft. North of an angle point in the property line;

thence running N 62° 10' 43.3 " W, for a distance of 210.00 ft. to a point;

thence running N 21° 00' 36.1 " W, for a distance of 140.00 ft. to a point;

thence running S 81° 06' 58.9 " E, for a distance of 235.00 ft. to a point; said point being on an Easterly property line;

thence running S 04° 50' 13.2 " W, along property line for a distance of 190.00 ft. to a point, said point being the point of beginning.

Containing 33,841.0 s.f. / 0.777 Acres and being shown as Parcel E3 on plan entitled "Conservation Easement Plan, Quail Run, Woburn, Mass." Dated Oct. 1986

For Grantors Title Reference to Parcel E3, see Book 16508, Page 130.

13/4

B 2 0 5 2 0 P 4 0 5

Beginning at a point, said point being on the Northerly property line and an intersecting point of a gas easement;

thence running N 64° 31' 57.4" E, for a distance of 371.78 ft. to a point;

thence running S 69° 40' 29.5" E, for a distance of 13.95 ft. to a point;

thence running S 64° 31' 57.4" W, for a distance of 311.507 ft. to a point;

thence running S 25° 28' 02.6" E, for a distance of 169.95 ft. to a point, said point being on the Easterly sideline of the gas easement;

thence running S 59° 06' 32.7" W, for a distance of 230.00 ft. to a point;

thence running N 50° 02' 45.8" W, for a distance of 120.00 ft. to a point;

thence running N 26° 10' 05.8" W, for a distance of 80.00 ft. to a point;

thence running S 63° 49' 54.2" W, for a distance of 197.70 ft. to a point;

thence running S 64° 12' 12.5" W, for a distance of 83.64 ft. to a point;

thence running N 01° 59' 11.8" E, for a distance of 11.30 ft. to a point, said point being on the Northerly property line;

thence running N 64° 12' 12.5" E, for a distance of 78.34 ft. to a point;

thence running N 63° 49' 54.2" E, for a distance of 407.67 to a point, said point being the point of beginning.

Containing 56,670.45 s.f. or 1.301 Acres and being shown as Parcel E 4
as shown on plan entitled "Conservation Easement Plan, Quail Run, Woburn, Mass."
Dated: Oct. 1986

For Grantors Title Reference to Parcel E4, see Book 16508, Page 130.

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Beginning at a point, said point being on the property line and the intersection of the Easterly gas easement line;

thence running N 08° 52' 09" E, for a distance of 202.23 ft. to a point along the Easterly gas easement line;

thence running N 24° 23' 20.2" W, for a distance of 90.00 ft. to a point;

thence running N 65° 36' 39.8" E, for a distance of 220.00 ft. to a point;

thence running N 12° 04' 11.6" E, for a distance of 199.95 ft. to a point;

thence running N 24° 40' 29.5" W, for a distance of 195.00 ft. to a point;

thence running N 69° 40' 29.5" W, for a distance of 98.99 ft. to a point, said point being on the property line;

thence running N 65° 19' 30.5" E, for a distance of 260.075 ft. to a point;

thence running N 64° 52' 00.5" E, for a distance of 149.16 ft. to a point;

thence running N 64° 09' 05.5" E, for a distance of 72.14 ft. to a point;

thence running N 65° 51' 23.5" E, for a distance of 109.79 ft. to a point, last 4 lines all running the northerly property line of the property;

thence running S 23° 17' 29.5" E, for a distance of 206.10 ft. to a point;

thence running S 28° 45' 25.5" E, for a distance of 87.91 ft. to a point;

thence running S 60° 05' 22.5" W, for a distance of 135.30 ft. to a point;

thence running S 57° 18' 12.5" W, for a distance of 41.78 ft. to a point;

thence running S 54° 48' 28.5" W, for a distance of 72.27 ft. to a point;

thence running S 41° 07' 09.5" E, for a distance of 243.55 ft. to a point;

thence running S 55° 21' 43.5" W, for a distance of 274.99 ft. to a point;

thence running S 56° 52' 13.5" W, for a distance of 530.935 ft. to a point, said point being the point of beginning.

Containing 340,473.45 s.f. / 7.816 Acres and being shown as Parcel E5 on plan entitled "Conservation Easement Plan, Quail Run, Woburn, Mass." Dated: Oct. 1986, and being subject to a 16 ft. Fire Lane from Sylvanus Road as shown on said plan.

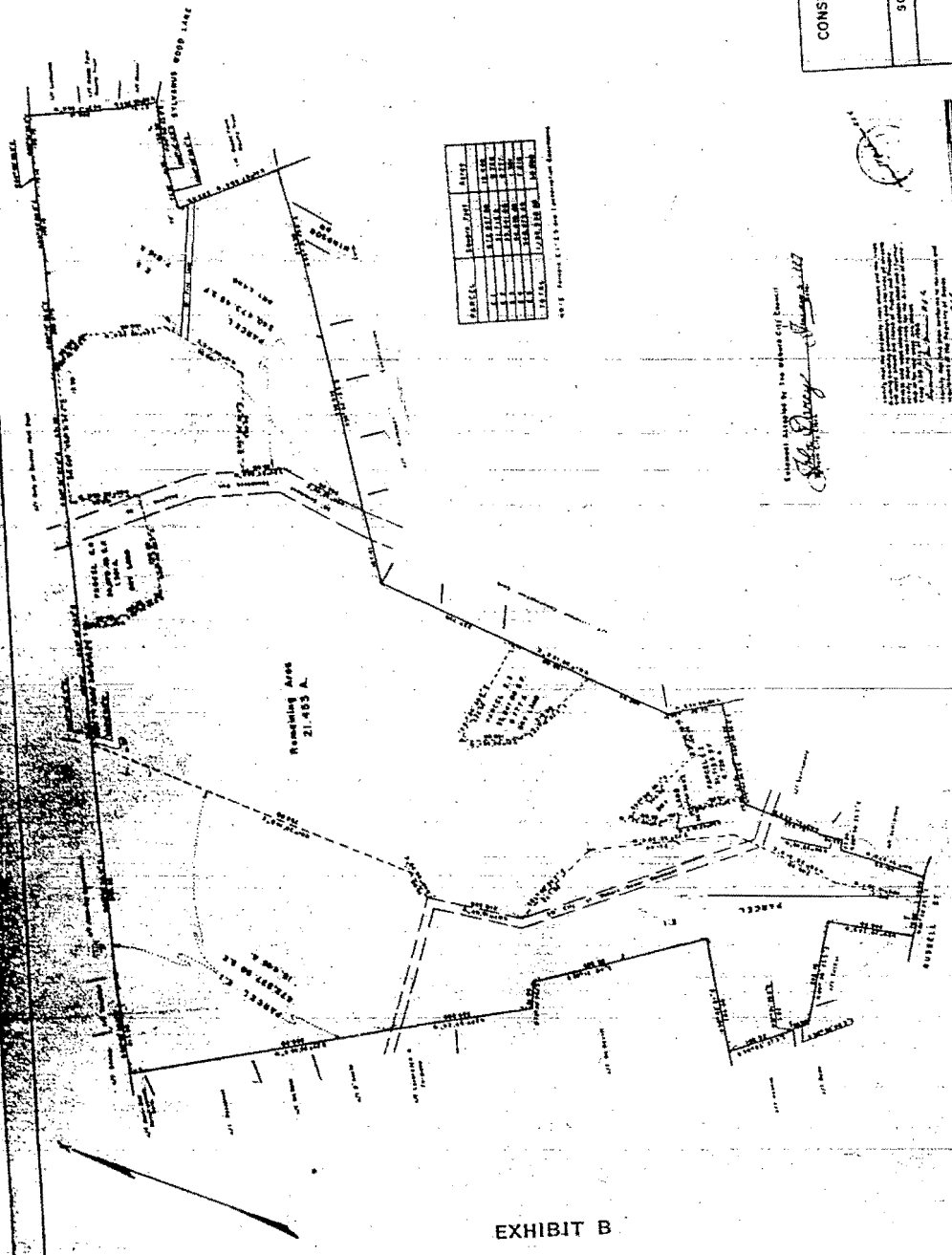
For Grantors Title Reference to Parcel E5, see Book 16508, Page 130.

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[Handwritten notes and signatures in the top left corner]

TABLE I
 CONSERVATION EASEMENT PLAN
 QUAIL RUN
 WOBURN, MA.
 SCALE 1" = 100' OCT. 1988
 LANDMARK ENGINEERING, INC.
 1000 N. ST. ST.
 WOBURN, MA. 01897

PARCEL	ACRES	DATE
1	1.12	10/1/88
2	1.12	10/1/88
3	1.12	10/1/88
4	1.12	10/1/88
5	1.12	10/1/88
6	1.12	10/1/88
7	1.12	10/1/88
8	1.12	10/1/88
9	1.12	10/1/88
10	1.12	10/1/88
11	1.12	10/1/88
12	1.12	10/1/88
13	1.12	10/1/88
14	1.12	10/1/88
15	1.12	10/1/88
16	1.12	10/1/88
17	1.12	10/1/88
18	1.12	10/1/88
19	1.12	10/1/88
20	1.12	10/1/88
21	1.12	10/1/88
22	1.12	10/1/88
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24	1.12	10/1/88
25	1.12	10/1/88
26	1.12	10/1/88
27	1.12	10/1/88
28	1.12	10/1/88
29	1.12	10/1/88
30	1.12	10/1/88
31	1.12	10/1/88
32	1.12	10/1/88
33	1.12	10/1/88
34	1.12	10/1/88
35	1.12	10/1/88
36	1.12	10/1/88
37	1.12	10/1/88
38	1.12	10/1/88
39	1.12	10/1/88
40	1.12	10/1/88
41	1.12	10/1/88
42	1.12	10/1/88
43	1.12	10/1/88
44	1.12	10/1/88
45	1.12	10/1/88
46	1.12	10/1/88
47	1.12	10/1/88
48	1.12	10/1/88
49	1.12	10/1/88
50	1.12	10/1/88



Conservation Easement Plan
 Quail Run
 Woburn, MA
 Scale 1" = 100'
 Oct. 1988
 Landmark Engineering, Inc.
 1000 N. St. St.
 Woburn, MA 01897

EXHIBIT B

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