

Right of Way and Easement Land Descriptions
Rail Tree Hill Estates

In

Westford, MA

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Vose Hill Road Right of Way

Beginning at a drill hole in a stone bound, which is located at the southeasterly intersection of Landmark Road and Vose Hill Road;
Thence along said landmark road n09°39'49"w a distance of 109.98' to a drill hole in a stone bound;
Thence with a curve turning to the left
With an arc length of 47.10', with a radius of 30.00',
To a drill hole in a stone bound;
Thence n80°20'11"e a distance of 248.34' to a drill hole in a stone bound;
Thence with a curve turning to the right
With an arc length of 207.69', with a radius of 175.00',
To a drill hole in a stone bound;
Thence s31°39'59"e a distance of 185.04' to a drill hole in a stone bound;
Thence with a curve turning to the left
With an arc length of 247.87', with a radius of 100.00',
To a drill hole in a stone bound;
Thence n06°18'56"e a distance of 153.56' to a drill hole in a stone bound;
Thence with a curve turning to the right
With an arc length of 361.13', with a radius of 175.00',
To a drill hole in a stone bound;
Thence s55°26'50"e a distance of 131.38' to a drill hole in a stone bound;
Thence with a curve turning to the left
With an arc length of 1263.13', with a radius of 400.00';
Thence n56°22'38"w a distance of 260.33';
Thence with a curve turning to the left
With an arc length of 175.12', with a radius of 457.46',
To a drill hole in a stone bound;
Thence n78°18'38"w a distance of 90.07' to a drill hole in a stone bound;
Thence with a curve turning to the right
With an arc length of 182.07', with a radius of 225.00',
To a drill hole in a stone bound;
Thence n31°56'46"w a distance of 482.54' to a drill hole in a stone bound;
Thence with a curve turning to the right
With an arc length of 118.10', with a radius of 175.00',
To a PK nail;
Thence n06°43'16"e a distance of 77.37' to a drill hole in a stone bound;
Thence with a curve turning to the left
With an arc length of 280.14', with a radius of 125.00',
To a drill hole in a stone bound;
Thence s58°18'49"w a distance of 74.84' to a drill hole in a stone bound;
Thence with a curve turning to the right
With an arc length of 324.99', with a radius of 175.00',
To a drill hole in a stone bound;
Thence n15°16'55"w a distance of 168.33' to a drill hole in a stone bound;
Thence with a curve turning to the left
With an arc length of 194.51', with a radius of 125.00',
To a drill hole in a stone bound;

Thence s75°33'35"w a distance of 49.96' to a drill hole in a stone bound;
Thence with a curve turning to the right
With an arc length of 48.00', with a radius of 150.00',
To a drill hole in a stone bound;
Thence n86°06'20"w a distance of 10.00' to a drill hole in a stone bound;
Thence with a curve turning to the left
With an arc length of 44.94', with a radius of 30.00',
To a drill hole in a stone bound, which is located at the southwesterly
intersection of Vose Hill Road and Acton Road;
Thence along said Acton Road, with a curve turning to the left
With an arc length of 105.73', with a radius of 725.00',
To a drill hole in a stone bound;
Thence with a curve turning to the left
With an arc length of 44.94', with a radius of 30.00',
To a drill hole in a stone bound;
Thence s86°06'20"e a distance of 10.00' to a drill hole in a stone bound;
Thence with a curve turning to the left
With an arc length of 32.00', with a radius of 100.00',
To a drill hole in a stone bound;
Thence n75°33'35"e a distance of 49.96' to a drill hole in a stone bound;
Thence with a curve turning to the right
With an arc length of 272.32', with a radius of 175.00';
Thence s15°16'55"e a distance of 168.33' to a drill hole in a stone bound;
Thence with a curve turning to the left
With an arc length of 232.14', with a radius of 125.00',
To a drill hole in a stone bound;
Thence n58°18'49"e a distance of 74.84' to a drill hole in a stone bound;
Thence with a curve turning to the right,
Which is in part coincident with the beginning of Abby Lane,
With an arc length of 392.20', with a radius of 175.00',
To a drill hole in a stone bound;
Thence s06°43'16"w a distance of 77.37';
Thence with a curve turning to the left
With an arc length of 84.36', with a radius of 125.00',
To a drill hole in a stone bound;
Thence s31°56'46"e a distance of 482.54' to a drill hole in a stone bound;
Thence with a curve turning to the left
With an arc length of 141.61', with a radius of 175.00',
To a drill hole in a stone bound;
Thence s78°18'38"e a distance of 90.07';
Thence with a curve turning to the right
With an arc length of 194.26', with a radius of 507.46',
To a drill hole in a stone bound;
Thence s56°22'38"e a distance of 260.33' to a drill hole in a stone bound;
Thence with a curve turning to the right
With an arc length of 1421.02', with a radius of 450.00';
Thence n55°26'50"w a distance of 131.38' to a drill hole in a stone bound;
Thence with a curve turning to the left
With an arc length of 257.95', with a radius of 125.00',
To a drill hole in a stone bound;
Thence s06°18'56"w a distance of 153.56' to a drill hole in a stone bound;
Thence with a curve turning to the right
With an arc length of 371.80', with a radius of 150.00',
To a drill hole in a stone bound;
Thence n31°39'59"w a distance of 185.04' to a drill hole in a stone bound;
Thence with a curve turning to the left
With an arc length of 148.35', with a radius of 125.00',

To a drill hole in a stone bound;
Thence s80°20'11"w a distance of 248.34' to a drill hole in a stone bound;
Thence with a curve turning to the left
With an arc length of 47.12', with a radius of 30.00',
To a drill hole in a stone bound;
Which is the point of beginning,
Having an area of
273,985 square feet,
6.290 acres

Utility Easement Lot 15 Plan Book 167 Plan 46

Beginning at a drill hole in a stone bound, which is located at the
southwesterly intersection of Vose Hill Road and the Lot line between Lots 15
and 16;
Thence along said Vose Hill Road with a curve turning to the left
With an arc length of 94.93', with a radius of 175.00',
To the southwesterly intersection of Vose Hill Road and Abby Lane;
Thence along said Abby Lane the following two courses:
With a curve turning to the right
With an arc length of 32.95', with a radius of 25.00';
Thence n51°09'52"e a distance of 27.41';
Thence s01°40'20"w a distance of 140.32' to the Lot line between Lots 15 and 16;
Thence along said Lot line n86°22'57"w a distance of 10.00' to a drill hole in a
stone bound;
Which is the point of beginning,
Having an area of
2,322 square feet,
0.053 acres

**Drain Easement Lots 22, 24, 25, 27 + 30 Plan Book 180 Plans 1 & 26, Plan Book
176 Plans 139 & 140, Plan Book 177 Plans 11 & 12**

Beginning at a point which is located northwesterly 451.88' distant from Walter
Circle along Vose Hill Road;
Thence along said Vose Hill Road with a curve turning to the left
With an arc length of 30.21', with a radius of 450.00';
Thence n35°43'04"e a distance of 634.38' to Lot line between Lots 11 and 22;
Thence along said Lot line s61°45'13"e a distance of 15.13' to the corner common
to Lots 11, 22 and 25;
Thence along the line common to Lot 11 and Lot 22 n35°43'04"e a distance of
203.30' to the intersection of said line and the town boundary line dividing
Carlisle and Westford;
Thence along said town boundary s13°53'53"e a distance of 437.71';
Thence s01°21'14"w a distance of 679.88';
Thence s63°38'28"w a distance of 15.05' to Walter Circle;
Thence along said Walter Circle with a curve turning to the left
With an arc length of 27.73', with a radius of 84.00';
Thence n01°21'14"e a distance of 664.88';
Thence n88°38'46"w a distance of 143.00';
Thence n42°23'54"w a distance of 179.45';
Thence s35°43'04"w a distance of 498.84' to the point of beginning;
Having an area of
106,426 square feet,
2.443 acres

Utility Easement Lot 33 Plan Book 175 Plan 13

Beginning at the southerly intersection of Vose Hill Road and Walter Circle;
Thence along said Walter Circle with a curve turning to the right
With an arc length of 36.63', with a radius of 25.00';
Thence s07°12'00"w a distance of 46.34';
Thence n74°12'41"w a distance of 27.72' to Vose Hill Road;
Thence along said Vose Hill Road with a curve turning to the left
With an arc length of 20.00', with a radius of 450.00' to the point of
beginning;
Having an area of
999 square feet,
0.023 acres

Utility Easement Lot 43 Plan Book 167 Plan 46

Beginning at the intersection of the line between Lots 43 and 44 with the line
of Vose Hill Road;
Thence along said Vose Hill Road with a curve turning to the left,
With an arc length of 50.48', with a radius of 150.00';
Thence s37°41'14"w a distance of 29.97';
Thence n52°18'46"w a distance of 50.00' to line between Lots 43 and 44;
Thence along said Lot line n37°41'14"e a distance of 25.00' to the point of
beginning,
Having an area of
1,303 square feet,
0.030 acres

Drain Easement Lot 44 Plan Book 167 Plan 46

Beginning at the intersection of the southerly line of the Tennessee Gas
Easement and Vose Hill Road;
Thence along said Vose Hill Road s31°39'59"e a distance of 25.91';
Thence s43°07'42"w a distance of 104.35';
Thence s41°47'43"w a distance of 116.57' to the rear line of Lot 44;
Thence along said Lot line n40°43'32"w a distance of 25.21' to the Tennessee Gas
Easement;
Thence along said easement the following two courses:
N41°47'43"e a distance of 113.58';
N43°07'42"e a distance of 111.43' to the point of beginning;
Having an area of
5,574 square feet,
0.128 acres

Drain Easement Lot 45 Plan Book 167 Plan 46

Beginning at a drill hole in a stone bound, which is located at the
southeasterly intersection of landmark road and Vose Hill Road;
Thence along said Vose Hill Road with a curve turning to the right
With an arc length of 47.12', with a radius of 30.00',
To a drill hole in a stone bound;
Thence along said Vose Hill Road n80°20'11"e a distance of 248.34' to a drill
hole in a stone bound;
Thence s21°45'02"w a distance of 171.56';

Thence s40°43'32"e a distance of 100.00' to line between Lot 45 and the Tennessee Gas Easement;
Thence along said line s41°47'43"w a distance of 25.21' to the corner of Lot 45;
Thence along said the Lot line of Lot 45 the following two courses:
N40°43'32"w a distance of 159.50';
N69°17'41"w a distance of 160.52' to a drill hole in a stone bound;
Which is the point of beginning,
Having an area of
25,865 square feet,
0.594 acres

Drain Easement Lot 46 Plan Book 179 Plan 30

Commencing at a drill hole in a stone bound, located at the northwesterly intersection of Landmark Road and Vose Hill Road, which is also a corner of Lot 46;
Thence along the lot line of Lot 46 the following two courses:
N76°48'47"E a distance of 217.66';
N10°58'00"W a distance of 160.74' to the Point of Beginning;
Thence continuing along the lot line of Lot 46 the following three courses:
N10°58'00"W a distance of 230.00';
Thence N79°13'56"E a distance of 120.00';
Thence N23°20'51"E a distance of 120.59' to the corner of Lots 46 & 47;
Thence along the line common to Lots 46 & 47, S10°58'00"E a distance of 313.87';
Thence S74°22'33"W a distance of 188.60' to the point of beginning;
Having an area of
45,128 square feet,
1.036 acres

Drain Easement Lot 49 Plan Book 167 Plan 46

Beginning at a drill hole in a stone bound located along Vose Hill Road, which is designated as sbdh #11 on the street acceptance plans for Vose Hill Road;
Thence along said Vose Hill Road n06°18'56"e a distance of 20.00';
Thence s82°30'14"w a distance of 209.49' to Vose Hill Road;
Thence along Vose Hill Road s31°39'59"e a distance of 40.00' to a drill hole in a stone bound;
Thence along said Vose Hill Road with a curve turning to the left
With an arc length of 247.87', with a radius of 100.00',
To a drill hole in a stone bound;
Which is the point of beginning,
Having an area of
14,927 square feet,
0.343 acres

Drain Easement Lot 71 Plan Book 167 Plan 46

Beginning at a drill hole in a stone bound, which is located at the southwesterly intersection of Acton Road and Vose Hill Road;
Thence along said Vose Hill Road the following courses:
With a curve turning to the right
With an arc length of 44.94', with a radius of 30.00',
To a drill hole in a stone bound;
Thence s86°06'20"e a distance of 10.00' to a drill hole in a stone bound;
Thence with a curve turning to the left
With an arc length of 48.00', with a radius of 150.00',

To a drill hole in a stone bound;
Thence n75°33'35"e a distance of 49.96' to a drill hole in a stone bound;
Thence with a curve turning to the right
With an arc length of 194.51', with a radius of 125.00',
To a drill hole in a stone bound;
Thence s15°16'55"e a distance of 32.96';
Thence departing from the line of Vose Hill Road to a corner of Lot 71
s74°43'05"w a distance of 42.92';
Thence along the line of Lot 71 n77°58'20"w a distance of 268.15' to the
intersection of Lot 71 and Acton Road;
Thence with a curve turning to the left
With an arc length of 33.90', with a radius of 725.00',
To a drill hole in a stone bound;
Which is the point of beginning,
Having an area of
26,791 square feet,
0.615 acres