



Legislation Text

File #: 288-21, **Version:** 1

Order: That the Mayor be authorized to sign and record the attached Confirmatory Deed relative to Trafton Park.

CONFIRMATORY DEED

The City of Malden, a duly organized municipal corporation with offices located at 215 Pleasant Street, Malden, Middlesex County, Massachusetts, by and through its Mayor, Gary J. Christenson, hereby conveys to the City of Malden a certain parcel of land owned by the City of Malden, known as Trafton Park, located between Granite Street and Jacob Street in the City of Malden, on Assessor's Map 142, Block 669, Lot 901, formerly known as Granite Street Property and Maplewood gravel lot, dedicated by the City of Malden Park Commission as William Austin Trafton Memorial Park on November 11, 1936, said conveyance being for purposes of permanently dedicating said City of Malden land to the public, for park, playground, sports, recreation and physical education purposes pursuant to MGL c. 45 §14, which land is bounded and further described as follows:

Beginning	at a cross in the top of a concrete post on the easterly side of Jacob Street, being four hundred twenty-four and 40/100 feet (424.40') south of the intersection of the easterly line of Jacob Street and the southerly line of Valley Street, thence running;
S 12°12'25" E	by the easterly line of Jacob street a distance of two hundred eighty-five and 60/100 feet (285.60') to a point of curvature; thence
Southeasterly	by a curve to the left having a radius of forty and 00/100 feet (40.00') a distance of eighty and 15/100 feet (80.15') to a point in the northerly side of Granite street; thence
N 52°58'42" E	by the northerly line of Granite street a distance of two hundred two and 26/100 feet (202.26') to a point of curvature; thence
Northwesterly	by a curve to the left having a radius of one hundred and 00/100 feet (100.00') a distance of one hundred twenty-three and 58/100 feet (123.58') to a point on the

westerly side of Granite street; thence

N 17°49'25" W by the westerly line of Granite street a distance of one hundred ninety-two and 92/100 (192.92') to a point of curvature; thence

Northerly by a curve to the right having a radius of three hundred sixteen and 60/100 feet (316.60') a distance of one hundred seventy-seven and 96/100 feet (177.96') to the southerly side of a fifteen foot (15.00') wide passageway; thence

S 57°38'20" E by a 15.0 ft. wide passageway and land now or formerly of Janelli a distance of one hundred fourteen and 23/100 (114.23') to land now or formerly of Leonce, thence

S 23°25'06" W by land now or formerly of Leonce a distance of forty-one and 81/100 (41.81') to an angle point; thence;

S 77°47'35" W by land now or formerly of Leonce and land now or formerly of Deberardinis a distance of sixty-two and 82/100 feet (62.82') to an angle point; thence

N 09°44'41" W by land now or formerly of Winslow and land now or formerly of Li a distance of sixty-three and 79/100 feet (63.78') to an angle point; thence

S 01°07'03" E by land now or formerly of Li, land now or formerly of Sfaxi and land now or formerly of Vaters a distance of one hundred thirty-eight and 86/100 feet (138.86') to an angle point; thence

S 44°25'53" W by land now or formerly of a Gaffney a distance of one hundred thirty-five and 29/100 (135.29') to a cross in the top of a concrete post and being the point of beginning;

containing approximately 128,937.6 square feet more or less, depicted on Assessor's Map 142-669-901, and being the land shown on a Plan of Land entitled "Compilation Plan of Land in Malden, MA: Trafton Park", dated January 30, 2020, prepared by the City of Malden Engineering Department, recorded herewith.

For Grantor's title see deed of James Miller to the City of Malden, dated January 7, 1890 and recorded

in Middlesex South District Registry of Deeds Book 1950, Page 577.

For authorization to record this instrument see Malden City Council Paper #____ of 2021, adopted _____, 2021, and approved by the Mayor on _____, 2021, recorded herewith. See also Malden City Council Paper #392 of 2019, adopted by the Malden City Council on November 19, 2019, and approved by the Mayor on November 21, 2019, recorded herewith.

Executed under seal this ____ day of _____, 2021.

Gary Christenson, Mayor of the City of Malden

COMMONWEALTH OF MASSACHUSETTS
Middlesex, ss.

On this ____ day of _____, 2021, before me, the undersigned notary public, personally appeared Gary Christenson, Mayor of the City of Malden, proved to me through satisfactory evidence of identification, which is that he is personally known to me to be the person whose name is signed on this instrument who acknowledged to me that he signed it voluntarily for its stated purpose.

Notary Public
My Commission Expires: