

**Chap. 618.** AN ACT DIRECTING THE METROPOLITAN DISTRICT COMMISSION TO CONVEY CERTAIN PARCELS OF LAND IN THE CITIES OF MALDEN AND MELROSE TO THE MASSACHUSETTS BAY TRANSPORTATION AUTHORITY AND TO GRANT PERMANENT EASEMENTS FOR DRAINAGE PURPOSES AND A TEMPORARY EASEMENT FOR CONSTRUCTION PURPOSES IN SAID CITIES.

*Be it enacted, etc., as follows:*

SECTION 1. The metropolitan district commission is hereby authorized and directed to convey in the name and on behalf of the commonwealth, to the Massachusetts Bay Transportation Authority, the land owned by the commonwealth and under control of said commission, situated in the cities of Malden and Melrose and being a portion of the Spot Pond Culvert reservation in the said cities and described as follows:

A certain parcel of land situated in Malden, (Middlesex County), Massachusetts and described as follows:

Beginning at a point being the intersection of the northerly sideline of Winter Street and the easterly sideline of the Metropolitan District Commission easement for Spot Pond Brook;

thence running N 87° 49' 23.3" W a distance of sixty two and 000/1000 (62.000') feet to a point;

thence turning and running N 02° 10' 46.5" E a distance of ninety and 003/1000 (90.003') feet to a point;

thence turning and running N 27° 49' 13.2" W a distance of seventy and 000/1000 (70.000') feet to a point;

thence turning and running N 07° 10' 46.3" E a distance of three hundred thirty one and 000/1000' (331.000') feet to a point;

thence turning and running N 20° 10' 46.9" E a distance of one hundred ninety seven and 950/1000 (197.950') feet to a point;

thence turning and running N 07° 34' 13.5" W a distance of three hundred eighty seven and 061/1000 (387.061') feet to a point;

thence turning and running S 10° 12' 52.5" E a distance of two hundred eighty and 603/1000 (280.603') feet to a point of curvature;

thence continuing on a curve to the right of radius four hundred twenty four and 000/1000 (424.000') feet a length of one hundred seventy seven and 467/1000 (177.467') feet to a point of tangency;

thence turning and running S 13° 46' 01.0" W a distance of three hundred seventeen and 234/1000 (317.234') feet to a point of curvature;

thence continuing on a curve to the left of radius two hundred seventy six and 000/1000 (276.000') feet a length of one hundred thirteen and 627/1000 (113.627') feet to a point of tangency;

thence turning and running S 09° 49' 16.7" E a distance of one hundred forty two and 580/1000 (142.580') feet to a point of curvature;

thence continuing on a curve to the left of radius thirty four and 000/1000 (34.000') feet a length of forty five and 162/1000 (45.162') feet to a point of tangency;

thence turning and running S 85° 55' 34.1" E a distance of fifteen and 104/1000 (15.104') feet to a point;

thence turning and running S 17° 05' 45.9" W a distance of nine and 719/1000 (9.719') feet to the point of beginning;

containing fifteen thousand eight hundred five and 5/10 (15,805.5) square feet as shown on a plan entitled "Oak Grove Station—M.D.C. Land Takings and Easements", prepared by H. W. Moore Associates, Inc. for the Massachusetts Bay Transportation Authority, dated March 8, 1974, sheet 1 of 2.

A certain parcel of land situated in Melrose, (Middlesex County), Massachusetts, bounded and described as follows:

Commencing at a land court bound at the intersection of the southerly sideline of Banks Place and the easterly sideline of the Boston and Maine Railroad right-of-way;

thence running S 10° 49' 36.0" E a distance of one hundred seventy and 557/1000 feet (170.557') to a point of beginning;

thence turning and running S 00° 12' 41.2" E a distance of sixty-nine and 101/1000 feet (69.101') to a point of curvature;

thence continuing on a curve to the right of radius one thousand two hundred twenty and 000/1000 feet (1220.000') a length of one hundred seventy-one and 260/1000 feet (171.260') to a point of tangency;

thence turning and running S 07° 49' 55.4" W a distance of one hundred fifty-eight and 187/1000 feet (158.187') to a point of curvature;

thence continuing on a curve to the right of radius three thousand nine hundred eighty and 000/1000 feet (3980.000') a length of two hundred forty-seven and 419/1000 feet (247.419') to a point of tangency;

thence turning and running S 04° 16' 12.5" W a distance of one hundred seventy and 429/1000 feet (170.429') to a point of curvature;

thence continuing on a curve to the left of radius seven hundred eighty and 000/1000 feet (780.000') a length of sixty-eight and 101/1000 feet (68.101') to a point;

thence turning and running N 07° 34' 20.4" W a distance of one hundred thirty nine and 318/1000 feet (139.318') to a point;

thence turning and running N 04° 19' 59.2" E a distance of one hundred thirty-one and 983/1000 feet (131.983') to a point of curvature;

thence continuing on a curve to the right of radius one thousand two hundred ten and 000/1000 feet (1210.000') a length of one hundred ninety-nine and 168/1000 feet (199.168') to a point of common curvature;

thence continuing on a curve to the left of radius one thousand one hundred ninety and 000/1000 feet (1190.000') a length of two hundred five and 790/1000 feet (205.790') to a point of tangency;

thence turning and running N 04° 18' 46.3" E a distance of two hundred twelve and 387/1000 feet (212.387') to the point of beginning;

containing twelve thousand three hundred thirty-seven and 4/10

(12,337.4) square feet as shown on a plan entitled "Oak Grove Station—M.D.C. Land Takings and Easements", prepared by H. W. Moore Associates, Inc. for the Massachusetts Bay Transportation Authority, dated March 8, 1974, sheet 2 of 2.

A certain parcel of land situated in Melrose (Middlesex County), Massachusetts bounded and described as follows:

Commencing at a land court bound at the intersection of the southerly sideline of Banks Place and the easterly sideline of the Boston and Maine Railroad right-of-way;

thence running S 85° 28' 29.0" E a distance of twenty-eight and 530/1000 feet (28.530') to a point of beginning;

thence turning and running S 85° 39' 32.3" E a distance of twenty-three and 293/1000 feet (23.293') to a point;

thence turning and running southwesterly on a curve to the left of radius thirty and 000/1000 feet (30.000') a length of thirty-seven and 174/1000 feet (37.174') to a point of tangency;

thence turning and running S 00° 12' 39.8" E a distance of thirty-nine and 999/1000 feet (39.999') to a point;

thence turning and running N 02° 38' 51.7" W a distance of seventy and 275/1000 feet (70.275') to the point of beginning;

containing two hundred seventy-five and 6/10 (275.6) square feet, as shown on a plan entitled, "Oak Grove Station—M.D.C. Land Takings and Easements", prepared by H. W. Moore Associates, Inc. for the Massachusetts Bay Transportation Authority, dated March 8, 1974, sheet 2 of 2.

SECTION 2. The metropolitan district commission is hereby authorized and directed to convey in the name and on behalf of the commonwealth to the Massachusetts Bay Transportation Authority a temporary construction easement in certain land owned by the commonwealth and under control of said commission, situated in the city of Malden and being a portion of the Spot Pond Culvert reservation in said city and described as follows:

A certain parcel of land situated in Malden (Middlesex County), Massachusetts bounded and described as follows:

Commencing at a point being the intersection of the northerly sideline of Winter Street and the easterly sideline of the Metropolitan District Commission easement for Spot Pond Brook;

thence running N 17° 05' 45.9" E a distance of nine and 719/1000 feet (9.719') to the point of beginning;

thence turning and running N 85° 55' 34.1" W a distance of fifteen and 104/1000 feet (15.104') to a point of curvature;

thence continuing on a curve to the right of radius thirty four and 000/1000 feet (34.000') a length of forty five and 162/1000 feet (45.162') to a point of tangency;

thence turning and running N 09° 49' 16.7" E a distance of one hundred and 201/1000 feet (100.201') to a point;

thence turning and running S 46° 40' 55.3" E a distance of ninety two and 220/1000 feet (92.220') to a point of curvature;

thence continuing on a curve to the left of radius two hundred seventy five and 000/1000 feet (275.000') a length of sixteen and 192/1000 feet (16.192') to a point;

thence turning and running S 17° 05' 45.9" W a distance of fifty five and 027/1000 feet (55.027') to a point of beginning;

Containing five thousand sixty two and 1/10 (5062.1) square feet, as shown on a plan entitled, "Oak Grove Station—M.D.C. Land and Takings and Easements" prepared by H. W. Moore Associates, Inc. for the Massachusetts Bay Transportation Authority, dated March 8, 1974, sheet 1 of 2.

SECTION 3. The metropolitan district commission is hereby authorized and directed to convey in the name and on behalf of the commonwealth, to the Massachusetts Bay Transportation Authority permanent easements for drainage purposes in certain lands owned by the commonwealth and under control of said commission, situated in the cities of Malden and Melrose and being a portion of the Spot Pond Culvert reservation in the said cities and described as follows:

A certain parcel of land situated in Malden (Middlesex County), Massachusetts bounded and described as follows:

Commencing at a point being the intersection of the northerly sideline of Winter Street and the easterly sideline of the Metropolitan District Commission easement for Spot Pond Brook;

thence turning and running N 17° 05' 45.9" E a distance of nine and 719/1000 feet (9.719') to a point;

thence turning and running N 85° 55' 34.1" W a distance of fifteen and 104/1000 feet (15.104') to a point of curvature;

thence continuing on a curve to the right of radius thirty four and 000/1000 feet (34.000') a length of forty five and 162/1000 feet (45.162') to a point of tangency;

thence turning and running N 09° 49' 16.7" W a distance of thirty eight and 654/1000 feet (38.654') to the point of beginning;

thence running N 09° 49' 16.7" W a distance of twenty one and 727/1000 feet (21.727') to a point;

thence turning and running N 57° 10' 43.4" E a distance of eighty five and 465/1000 feet (85.465') to a point;

thence turning and running S 17° 05' 45.9" W a distance of thirty one and 061/1000 feet (31.061') to a point;

thence turning and running S 57° 10' 43.4" W a distance of seventy and 189/1000 feet (70.189') to the point of beginning;

Containing one thousand five hundred fifty six and 5/10 (1556.5) square feet as shown on a plan entitled "Oak Grove Station—M.D.C. Land Takings and Easements", as prepared by H. W. Moore Associates, Inc. for the Massachusetts Bay Transportation Authority, dated March 8, 1974, sheet 1 of 2.

A certain parcel of land situated in Malden, (Middlesex County), Massachusetts bounded and described as follows:

Commencing at a point being the intersection of the northerly sideline of Winter Street and the easterly sideline of the Metropolitan District Commission easement for Spot Pond Brook;

thence running N 17° 05' 45.9" E a distance of nine and 719/1000 feet (9.719') to a point;

thence turning and running N 85° 55' 34.1" W a distance of fifteen and 104/1000 feet (15.104') to a point of curvature;

thence continuing on a curve to the right of radius thirty four and

000/1000 feet (34.000') a length of forty five and 162/1000 feet (45.162'') to a point of tangency;

thence turning and running N 09° 49' 16.7" W a distance of one hundred forty-two and 580/1000 feet (142.580') to a point of curvature;

thence continuing on a curve to the right of radius two hundred seventy six and 000/1000 feet (276.000') a length of one hundred thirteen and 627/1000 feet (113.627') to a point of tangency;

thence turning and running N 13° 46' 01.0" E a distance of one hundred twelve and 570/1000 feet (112.570') to the point of beginning;

thence running N 13° 46' 01.0" E a distance of twenty and 000/1000 feet (20.000') to a point;

thence turning and running S 76° 13' 59.0" E a distance of thirty five and 000/1000 feet (35.000') to a point;

thence turning and running S 13° 46' 01.0" W a distance of twenty and 000/1000 feet (20.000') to a point;

thence turning and running N 76° 13' 59.0" W a distance of thirty five and 000/1000 feet (35.000') to the point of beginning;

Containing seven hundred and 0/10 (700.0) square feet as shown on a plan entitled, "Oak Grove Station—M.D.C. Land Takings and Easements", as prepared by H. W. Moore Associates, Inc. for the Massachusetts Bay Transportation Authority, dated March 8, 1974, sheet 1 of 2.

A certain parcel of land situated in Malden (Middlesex County) Massachusetts bounded and described as follows:

Commencing at a point being the intersection of the northerly sideline of Winter Street and the easterly sideline of the Metropolitan District Commission easement for Spot Pond Brook;

thence running N 17° 05' 45.9" E a distance of nine and 719/1000 feet (9.719') to a point;

thence turning and running N 85° 55' 34.1" W a distance of fifteen and 104/1000 feet (15.104') to a point of curvature;

thence continuing on a curve to the right of radius thirty four and 000/1000 feet (34.000') a length of forty five and 162/1000 feet (45.162') to a point of tangency;

thence turning and running N 09° 49' 16.7" W a distance of one hundred forty two and 580/1000 feet (142.580') to a point of curvature;

thence continuing on a curve to the right of radius two hundred seventy six and 000/1000 feet (276.000') a length of one hundred thirteen and 627/1000 feet (113.627') to a point of tangency;

thence turning and running N 13° 46' 01.0" E distance of three hundred seventeen and 234/1000 feet (317.234') to a point of curvature;

thence continuing on a curve to the left of radius four hundred twenty-four and 000/1000 feet (424.000') a length of seventy and 101/1000 feet (70.101') to the point of beginning;

thence continuing on a curve to the left of radius four hundred twenty four and 000/1000 feet (424.000') a length of twenty and 002/1000 feet (20.002') to a point;

thence turning and running S 87° 03' 28.2" E a distance thirty five and 118/1000 feet (35.118') to a point;

thence turning and running S 02° 56' 31.8" W a distance of twenty and 000/1000 feet (20.000') to a point;

thence turning and running N 87° 03' 28.2" W a distance of thirty five and 118/1000 feet (35.118') to the point of beginning;

Containing seven hundred and 8/10 (700.8) square feet as show on a plan entitled, "Oak Grove Station—M.D.C. Land Takings and Easements", as prepared by H. W. Moore Associates, Inc. for the Massachusetts Bay Transportation Authority, dated March 8, 1974, sheet 1 of 2.

A certain parcel of land situated in Malden (Middlesex County) Massachusetts, bounded and described as follows:

Commencing at a point being the intersection of the northerly sideline of Winter Street and the easterly sideline of the Metropolitan District Commission easement for Spot Pond Brook;

thence running N 17° 05' 45.9" E a distance of nine and 719/1000 feet (9.719') to a point;

thence turning and running N 85° 55' 34.1" W a distance of fifteen and 104/1000 feet (15.104') to a point of curvature;

thence continuing on a curve to the right of radius thirty four and 000/1000 feet (34.000') a length of forty five and 162/1000 feet (45.162') to a point of tangency;

thence turning and running N 09° 49' 16.7" W a distance of one hundred forty two and 580/1000 feet (142.580') to a point of curvature;

thence continuing on a curve to the right of radius two hundred seventy six and 000/1000 feet (276.000') a length of one hundred thirteen and 627/1000 feet (113.627') to a point of tangency;

thence turning and running N 13° 46' 01.0" E a distance of three hundred seventeen and 234/1000 feet (317.234') to a point of curvature;

thence continuing on a curve to the left of radius four hundred twenty four and 000/1000 feet (424.000') a length of one hundred seventy seven and 467/1000 feet (177.467') to a point of tangency;

thence turning and running N 10° 12' 52.5" E a distance of two hundred eighty and 603/1000 feet (280.603') to a point;

thence turning and running N 07° 34' 13.5" W a distance of thirty two and 362/1000 feet (32.362') to the point of beginning;

thence turning and running N 07° 34' 13.5" W a distance of twenty and 000/1000 feet (20.000') to a point;

thence turning and running N 82° 25' 46.5" E a distance of forty four and 000/1000 feet (44.000') to a point;

thence turning and running S 07° 34' 13.5" E a distance of twenty and 000/1000 feet (20.000') to a point;

thence turning and running S 82° 25' 46.5" W a distance of forty four and 000/1000 feet (44.000') to the point of beginning;

Containing eight hundred eighty and 0/10 (880.0) square feet as shown on a plan entitled, "Oak Grove Station—M.D.C. Land Takings and Easements", as prepared by H. W. Moore Associates, Inc. for the

Massachusetts Bay Transportation Authority, dated March 8, 1974, sheet 1 of 2.

A certain parcel of land situated in Melrose (Middlesex County) Massachusetts bounded and described as follows:

Commencing at a Land Court bound at the intersection of the southerly sideline of Banks Place and the easterly sideline of the Boston & Maine Railroad right-of-way:

thence running S 10° 49' 36.0" E a distance of one hundred seventy and 557/1000 feet (170.557') to a point;

thence turning and running S 00° 12' 41.2" E a distance of sixty nine and 101/1000 feet (69.101') to a point of curvature;

thence continuing on a curve to the right of radius one thousand two hundred twenty and 000/1000 feet (1220.000') a length of one hundred seventy one and 260/1000 feet (171.260') to a point of tangency;

thence turning and running S 07° 49' 55.4" W a distance one hundred fifty eight and 187/1000 feet (158.187') to a point of curvature;

thence continuing on a curve to the left of radius three thousand nine hundred eighty and 000/1000 feet (3980.000') a length of two hundred forty seven and 419/1000 feet (247.419') to a point of tangency;

thence turning and running S 04° 16' 12.5" W a distance of one hundred nine and 209/1000 feet (109.209') to the point of beginning;

thence turning and running S 85° 43' 47.5" E a distance of twenty eight and 000/1000 feet (28.000') to a point;

thence turning and running S 04° 16' 12.5" W a distance of twenty and 000/1000 feet (20.000') to a point;

thence turning and running N 85° 43' 47.5" W a distance of twenty eight and 000/1000 feet (28.000') to a point;

thence turning and running N 04° 16' 12.5" E a distance of twenty and 000/1000 feet (20.000') to the point of beginning;

Containing five hundred sixty and 0/10 (560.0) square feet as shown on a plan entitled, "Oak Grove Station—M.D.C. Land Takings and Easements", as prepared by H. W. Moore Associates, Inc. for the Massachusetts Bay Transportation Authority dated March 8, 1974, sheet 2 of 2.

A certain parcel of land situated in Melrose (Middlesex County) Massachusetts bounded and described as follows:

Commencing at a Land Court bound at the intersection of the southerly sideline of Banks Place and the easterly sideline of the Boston & Maine Railroad right-of-way;

thence running S 10° 49' 36.0" E a distance of one hundred seventy and 557/1000 feet (170.557') to a point;

thence turning and running S 00° 12' 41.2" E a distance of sixty nine and 101/1000 feet (69.101') to a point of curvature;

thence continuing on a curve to the right of radius one thousand two hundred twenty and 000/1000 feet (1220.000') a length of one hundred seventy one and 260/1000 feet (171.260') to a point of tangency;

thence turning and running S 07° 49' 55.4" W a distance of one hundred eleven and 067/1000 feet (111.067') to the point of beginning;

thence turning and running S 82° 10' 04.6" E a distance of thirty five and 000/1000 feet (35.000') to a point;

thence turning and running S 07° 49' 55.4" W a distance of twenty and 000/1000 feet (20.000') to a point;

thence turning and running N 82° 10' 04.6" W a distance of thirty five and 000/1000 feet (35.000') to a point;

thence turning and running N 07° 49' 55.4" E a distance of twenty and 000/1000 feet (20.000') to the point of beginning;

Containing seven hundred and 0/10 (700.0) square feet as shown on a plan entitled "Oak Grove Station—M.D.C. Land Takings and Easements", as prepared by H. W. Moore Associates, Inc. for the Massachusetts Bay Transportation Authority, dated March 8, 1974, sheet 2 of 2.

A certain parcel of land situated in Melrose, (Middlesex County) Massachusetts bounded and described as follows:

Commencing at a Land Court bound at the intersection of the southerly sideline of Banks Place and the easterly sideline of the Boston and Maine Railroad right-of-way;

thence running S 10° 49' 36.0" E a distance of one hundred seventy and 557/1000 feet (170.557') to a point;

thence turning and running S 00° 12' 41.2" E a distance of forty seven and 621/1000 feet (47.621") to the point of beginning;

thence turning and running N 89° 47' 18.8" E a distance of thirty eight and 000/1000 feet (38.000') to a point;

thence turning and running S 00° 12' 41.2" E a distance of twenty and 000/1000 feet (20.000') to a point;

thence turning and running S 89° 47' 18.8" W a distance of thirty eight and 000/1000 feet (38.000') to a point;

thence turning and running N 00° 12' 41.2" W a distance of twenty and 000/1000 feet (20.000') to the point of beginning;

Containing seven hundred sixty and 0/10 (760.0) square feet as shown on a plan entitled, "Oak Grove Station—M.D.C. Land Takings and Easements", as prepared by H. W. Moore Associates, Inc. for the Massachusetts Bay Transportation Authority, dated March 8, 1974, sheet 2 of 2.

A certain parcel of land situated in Melrose (Middlesex County) Massachusetts bounded and described as follows:

Commencing at a Land Court bound at the intersection of the southerly sideline of Banks Place and the easterly sideline of the Boston and Maine Railroad right-of-way;

thence running S 85° 28' 29.0" E a distance of twenty eight and 530/1000 feet (28.530') to a point;

thence turning and running S 02° 38' 51.7" E a distance of seventy and 275/1000 feet (70.275') to a point;

thence turning and running N 00° 12' 39.8" W a distance of thirty nine and 999/1000 feet (39.999') to the point of beginning and curvature;



thence continuing on a curve to the right of radius thirty and 000/1000 feet (30.000') a length of twenty and 616/1000 feet (20.616') to a point;

thence turning and running S 62° 12' 37.8" E a distance of forty one and 722/1000 feet (41.722') to a point;

thence turning and running S 01° 27' 38.2" E a distance of twenty two and 923/1000 feet (22.923') to a point;

thence turning and running N 62° 12' 37.8" W a distance of fifty and 000/1000 feet (50.000') to the point of beginning;

Containing nine hundred forty one and 0/10 (941.0) square feet as shown on a plan entitled, "Oak Grove Station—M.D.C. Land Takings and Easements", as prepared by H. W. Moore Associates, Inc. for the Massachusetts Bay Transportation Authority, dated March 8, 1974, sheet 2 of 2.

**SECTION 4.** In consideration of the conveyance of the land and rights as provided in this act, the Massachusetts Bay Transportation Authority shall pay fair market value of said land and rights to the metropolitan district commission after appraisal or shall convey to said commission lands in the town of Weston in the former Riverside recreation grounds or elsewhere.

*Approved July 25, 1974.*

**Chap. 619.** AN ACT REQUIRING MOTOR VEHICLE DEALERS TO INCLUDE CERTAIN CHARGES IN PRICES ADVERTISED FOR VEHICLES.

*Be it enacted, etc., as follows:*

Chapter 93B of the General Laws is hereby amended by inserting after section 5 the following section:—

*Section 5A.* Any motor vehicle dealer advertising the price of vehicles shall include all charges of any type, except taxes, and shall include, without limitation, any charges for freight, handling or preparation necessary or usual prior to delivery to the consumer.

*Approved July 25, 1974.*

**Chap. 620.** AN ACT AUTHORIZING THE METROPOLITAN DISTRICT COMMISSION TO LEASE CERTAIN LAND IN THE COUNTY OF NORFOLK TO THE MASSACHUSETTS BAY TRANSPORTATION AUTHORITY.

*Be it enacted, etc., as follows:*

In order to provide pedestrian and vehicular access to the route 128 railroad station, the metropolitan district commission is hereby authorized to lease the following described parcels of land to the Massachusetts Bay Transportation Authority or to enter into an agreement relative thereto with said Authority:

Two certain parcels of land situated partly in Westwood, partly in