

Conservation Restrictions

Date Recorded	Location	Property	Grantor	Grantee	Deed Reference (Book and Page)	Acres	Baseline Report Available	Comments
3/30/1994	Merriam Way	Ole Silver Maple	Main St. Building Corp	Town of Upton	16165/164	0.57		
4/11/1994	Merriam Way	Ole Silver Maple	Main St. Building Corp	Town of Upton	16198/324	3.33		Lot 12 Portions of 5 lots.
9/25/1997	Chestnut Street	Private	Bernat and Bernat	Metacomet Land Trust	19195/397	62		
6/14/2006	Mendon Road	Kenneth Village	Kenneth Village Development Corp	Town of Upton	39170/204	3.5		
3/12/2010	West River Street	3 Residential Lots	D & F Afonso Builders Inc.	Town of Upton	45549/115	12.32		Protected property is on 3 house lots.
6/22/2011	North St.	Sweetwilliam Farm	Harrington	Sudbury Valley Trustees, Town of Upton	47516/127	33.7	Yes	CPA and LAND Grant funded.
6/22/2011	North St.	Sweetwilliam Farm	Town of Upton	Sudbury Valley Trustees	47516/156	63.06	Yes	Whitney Conservation Area
8/23/2012	Westboro Road	Private	Kent Family Trust et al.	MA DCR	49494/73	3.77	Yes (?)	
8/27/2015	East Street	Rockwood Meadows	LLD Land Development Corp	Town of Upton	54214/110	32.78		HALT holds CR on RM property in Hopkinton
10/1/2018	Crockett Road	Blue Conservation Area	Metacomet Land Trust	Town of Upton	59534/115	2.78		
6/17/2019	Elm Street	Heritage Park	Town of Upton	Metacomet Land Trust	60556/132	7.94		CPA funded purchase.
9/27/2019	North Street	Bonner Natural Area	Metacomet Land Trust	Sudbury Valley Trustees	61128/381	70.1	Yes	
6/30/2020	Mechanic St.	Robertson Property	John and Cynthia Roberston	DCR and Town of Upton	62698/283	47.69	Yes	CPA, LAND Grant, and DCR funded.

Other Deed Restrictions, Easements, and MOUs

Date Recorded	Location	Property	Grantor	Grantee	Deed Reference (Book and Page)	Comments
4/24/2003	Grafton Road	4 Grafton Road	Bonner and Chelydra Reality Trust	Lobisser Building Corp	29784/309	Permanent No Disturb Easement
3/14/2007	North Street	Glen Echo Subdivision	Pulte Homes of New England LLC	Town of Upton	40817/162	Declaration of Restriction. Applies to 13 house lots.
11/19/2011	North St.	Sweetwilliam Farm	n.a.	n.a.	n.a.	MOU with Sudbury Valley Trustees
8/14/2015	Dogwood Drive	Crosswinds Subdivision	Crosswinds Properties LLC	Town of Upton	54154/87	Declaration of Restriction. Applies to 19 house lots.
8/27/2015	East Street	Rockwood Meadows	LLD Land Development Corp	Town of Upton	54214/104	Easement Deed (parking, access, and trail).
8/10/2016	Dogwood Drive	Crosswinds Subdivision	Crosswinds Properties LLC	Town of Upton	55779/262	Modified Declaration of Restriction. Applies to 5 house lots.
4/21/2017	Dogwood Drive	2 Dogwood	Crosswinds Properties LLC	Righter and Righter	57006/203	Deed with reserved access easement.
5/8/2018	Dogwood Drive	2 Dogwood	Righter and Righter	Town of Upton	58770/228	Trail easement.
7/26/2018	East St.	Rockwood Meadows	n.a.	n.a.	n.a.	MOU with Hopkinton Area Land Trust
2/24/2020	East St.	Rockwood Meadows	n.a.	n.a.	n.a.	Community Garden MOU with Hopkinton Area Land Trust, Rockwood Trust
5/21/2020	Chestnut St	Lot 3	D & F Afonso	Town of Upton	62440/250	Trail easement.