

Name (if applicable)	Babcock Preserve
Parcel Owner	TOWN OF GREENWICH BABCOCK PROPERTY
Address	0 NORTH STREET
Acres	293.639187
Percent Impervious	0.209672

BGM 843 PWE 054

TO ALL PEOPLE TO WHOM THESE PRESENTS SHALL COME, G R E E T I N G

KNOW YE, THAT I, BETSY MAIN BABCOCK, of the City of New York, County of New York and State of New York, hereinafter referred to as the "Releasor", for valuable consideration received to my full satisfaction of the TOWN OF GREENWICH, CONNECTICUT, a municipal corporation duly organized under the laws of the State of Connecticut, hereinafter referred to as the "Releasee", do remise, release, and forever QUIT-CLAIM unto the said TOWN OF GREENWICH, its successors and assigns forever, all the right, title, interest, claim and demand whatsoever as I, the said Releasor, have or ought to have in or to an undivided one-sixth interest in and to:

ALL that certain tract, piece or parcel of land, situated in the Town of Greenwich, County of Fairfield and State of Connecticut, which is more particularly depicted as Parcel A on a certain map entitled "Property of Mercantile Safe Deposit and Trust Company as Trustee Greenwich, Conn." made by S. E. Minor & Co., Inc., Civil Engineers, Greenwich, Conn. and dated September 12, 1972, and as revised to November 15, 1972 which map shall be recorded prior hereto in the Town of Greenwich Land Records, said parcel containing 292.725 acres.
as Map No. 5123

SPECIFICALLY EXCLUDED from this conveyance is all that certain tract, piece or parcel of land situated in the Town of Greenwich, County of Fairfield and State of Connecticut, which is more particularly depicted as Parcel B on said map.

TOGETHER also with all right, title and interest of the Releasor in and to the highways abutting and adjoining said premises to the center lines thereof, and together with all right, title and interest of the Releasor in and to any and all private roads in, over and upon the premises conveyed and/or adjoining or abutting said premises, but subject, nevertheless, to such rights of others as may exist in and to any or all of said private roads.

TOGETHER also with such right, title and interest as the Releasor may have in and to any existing brooks, streams or ponds running through or bordering said premises.

*No Conveyance Tax collected

Betsy Main Babcock
Town Clerk of Greenwich

BEING a portion of the property described in a certain Certificate of Devise from the Estate of Mary Reynolds Babcock to Mercantile-Safe Deposit and Trust Company, as Trustee dated February 2, 1955, and recorded in the Town of Greenwich Land Records in Book 529 at Page 323.

TO HAVE AND TO HOLD the premises with all the appurtenances, unto the said Releasee, its successors and assigns forever, so that neither I, the Releasee, nor my heirs, nor any other person under me or them shall hereafter have any claim, right or title in or to the premises, or any part thereof, but therefrom I am and they are by these presents forever barred and excluded; subject, nevertheless, to the following covenants, agreements and restrictions which shall run with the land and which the Grantee for itself, its successors and assigns by the acceptance hereof agrees to keep, observe and perform:

1. In no case shall any portion of the land hereby conveyed be devoted to residential, commercial or industrial uses; provided, however, that nothing herein shall be construed to prevent the Grantee from customary residential use incidental to any proper public purpose.

2. No less than thirty percent (30%) or 87.8175 acres of the total acreage hereby conveyed to the Grantee shall be limited to conservation and nature study area uses which will preserve such land as open space in its natural state and shall further the preservation of the land to maintain and enhance the appearance, character and natural beauty of the area, the protection of those portions of the total acreage which have particular qualities of natural beauty, the protection of streams and ponds as natural resources, and the avoidance of flooding, erosion and water pollution, and the preservation of wetlands, marshlands and wildlife habitats. No building or road construction or use of motor vehicles shall be permitted, except to the extent deemed necessary or appropriate by the Grantee for the preservation, maintenance and use as restricted herein of this area. The conservation land referred to above shall have shape, dimension, character and location which in the sole discretion of the Grantee will promote the purposes specified.

3. The balance of the land, being a maximum of 204.9075 acres, hereby conveyed to the Grantee may be used for any proper public purpose, provided any uses shall to the extent, feasible and compatible with the use protect the existing character of the land.

BOOK 840 THE 656

4. The Grantee, after having taken into account the ecological features of the entire area hereby conveyed, shall have full discretion in determining the areas to be set aside for conservation and public uses, but will consult with the Conservation Commission and the Land Trust Division of the Greenwich Audubon Society with regard to the conservation aspects and any uses that would effect the wild and natural aspects of the entire property.

THIS IS a Deed of Gift without monetary consideration.

IN WITNESS WHEREOF, I have hereunto set my hand and seal, this 14TH day of December, 1972.

Signed, Sealed and Delivered in presence of:

[Signature]
RUSSELL R. STEVEN

[Signature]
Joseph W. Barnett
Joseph W. Barnett, Jr.

[Signature]
Betsy Main Babcock

STATE OF ~~CONNECTICUT~~ NEW YORK
COUNTY OF ~~FAIRFIELD~~ DARIEN

88: NEW YORK
December 14 1972

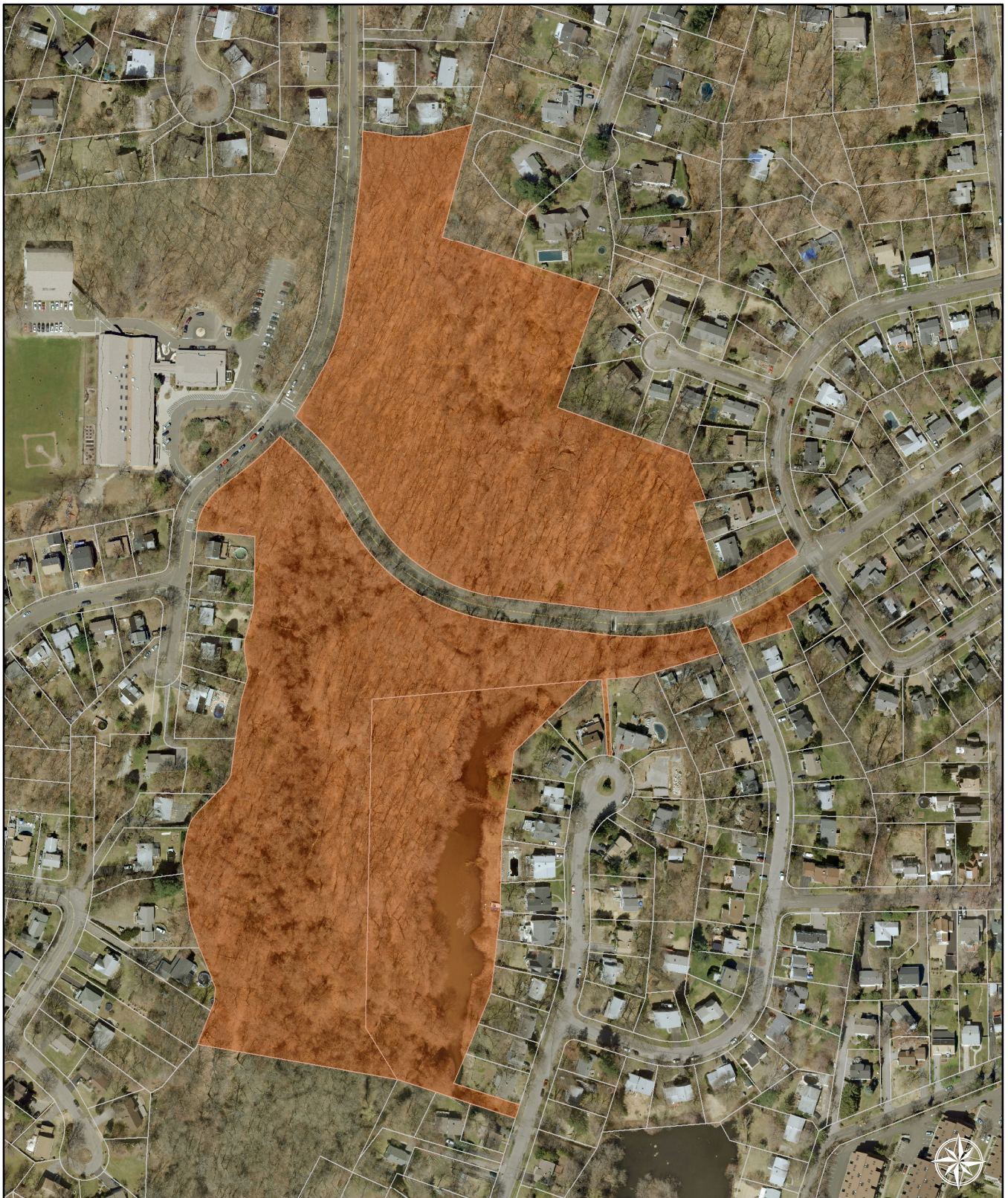
Personally appeared, BETSY MAIN BABCOCK, Signer and Sealer of the foregoing Instrument, and acknowledged the same to be her free act and deed, before me.

[Signature]
Notary Public
PETER VAN DER...
Notary Public, 1971-72
Qualified in N.Y. Co. No. 31-0711
Term Expires March 31, 1974
STATE OF NEW YORK

Recorded for Record FEB 21 1973...
[Signature]
Jan 1973



Name (if applicable)	Mianus River Pond
Parcel Owner	TOWN OF GREENWICH % PUBLIC WORKS
Address	0 EAST PUTNAM AVENUE
Acres	52.090466
Percent Impervious	0.524375



Name (if applicable) E. Schongalla Preserve
Parcel Owner TOWN OF GREENWICH C/O FINANCE DEPT
Address 0 HALSEY DRIVE
Acres 21.145808
Percent Impervious 0.041753

TO ALL PEOPLE TO WHOM THESE PRESENTS SHALL COME, GREETING:

KNOW YE, That STAMFORD BUILDING COMPANY, INCORPORATED, a corporation organized under the laws of the State of Connecticut, and located in the City of Stamford, County of Fairfield and State of Connecticut, acting herein by ARTHUR M. STARCK its PRESIDENT, hereunto duly authorized, for the consideration of One Dollar (\$1.00) received to its full satisfaction of the TOWN OF GREENWICH located in the County of Fairfield and State of Connecticut, does give, grant, bargain, sell and confirm unto the said TOWN OF GREENWICH,

All that certain tract or parcel of land situated in the said Town of Greenwich, described as follows: Beginning at a point on the westerly line of Halsey Drive, being the northeast corner of lot #57 as shown on Map #2422 on file in the Greenwich Land Records and running thence along lot #57 S. 64° 57' 40" W. 88.8 feet and S. 14° 46' E. 29.04 feet thence along land of Parshall S. 80° 23' W. 174.5 feet, S. 82° 05' W. 143.95 feet, N. 86° 06' W. 447.5 feet, N. 86° 30' E. 100.65 feet, S. 9° 58' 30" W. 666.2 feet and S. 23° 01' 30" E. 122.1 feet, thence along land of Greenwich Homes Inc. N. 71° 20' 30" W. 411.0 feet, thence along land of DeAngelis N. 29° 41' E. 90.96 feet, N. 13° 59' E. 29.3 feet, N. 12° 58' W. 88.71 feet, N. 10° 20' W. 57.92 feet, N. 1° 19' E. 120.87 feet, N. 17° 42' E. 58.04 feet, N. 26° 39' E. 27.72 feet, N. 46° 47' E. 23.74 feet, N. 53° 46' 30" E. 80.67 feet, N. 39° 15' E. 15.96 feet, thence still along land of DeAngelis to and along land of Bonan and Witte W. 16° 33' 30" E. 154.76 feet, N. 24° 39' 30" E. 53.07 feet, N. 0° 30' 30" W. 45.80 feet N. 7° 18' 30" E. 23.42 feet, N. 23° 34' E. 75.26 feet, N. 9° 23' 30" E. 139.70 feet, N. 75° 05' 40" W. 168.35 feet, N. 14° 54' 20" E. 37.25 feet, and S. 87° 31' W. 405.29 feet, thence along land of Jessup N. 4° 58' E. 78.43 feet, thence still along land of Jessup to and along land of Drenkhahn N. 3° 39' E. 139.7 feet, N. 4° 52' E. 493.3 feet, S. 84° 02' E. 105.1 feet and S. 85° 50' E. 83.0 feet, thence through land of the grantor easterly along the center line of a stone wall about 462 feet to a drill hole in the easterly end of said stone wall, thence northerly about 110 feet to a drill hole in the westerly end of a stone wall, thence easterly along the center line of the last mentioned stone wall and the prolongation thereof about 345 feet to the westerly line of lot #172 as shown on Map #2702 on file in the Greenwich Land Records, thence along lot #172 S. 23° 32' W. 211.15 feet, thence still along lot #172 to and along lot #171 S. 63° 20' 10" E. 335.71 feet, thence along land of Pendexter to and along land of Pugh S. 28° 18' 40" W. 255.24 feet, thence still along land of Pugh to and along lands of O'Keefe and Clarke S. 61° 41' 20" E. 281.88 feet, thence along land of Svihra to and along land of Watkins S. 11° 53' E. 100.44 feet, thence along land of Berling S. 86°

43' W. 25.28 feet, thence still along land of Berling to and along land of Kelley S. 9° 12' 45" E. 162.9 feet and N. 69° 23' E. 165.07 feet to the westerly line of Halsey Drive, thence southerly along the westerly line of Halsey Drive 20.9 feet along the arc of a circle curving to the left on a radius of 350.0 feet and S. 25° 02' 20" E. 109.18 feet to the point of beginning and containing about 33.4 acres.

The general boundaries of the above described tract of land are northerly by land of Drenckhahn, other land of the grantor, lots #172 and 171 as shown on Map #2702 on file in the Greenwich Land Records, lands of Pugh, O'Keefe, Clarke and Kelley; easterly by lot #172 on Map #2702 on file in the Greenwich Land Records, lands of Pendexter, Pugh, Svihra, Watkins, Berling and Kelley, by Halsey Drive and lot #57 as shown on Map #2422 on file in the Greenwich Land Records and land of Parshall; southerly by said lot #57, land of Parshall, land of Greenwich Homes Inc. and land of Bonan and Witte; westerly by land of DeAngelis, land of Bonan and Witte, land of Jessup, land of Drenckhahn and other land of the grantor.

The above described premises are particularly shown on a map entitled "Property Conveyed by Stamford Building Company, Incorporated, to Town of Greenwich, Greenwich, Conn.", made by S. E. Minor & Co., Inc., Civil Engineers, dated January 25, 1954, to be filed in the office of the Town Clerk of said Greenwich.

Together with a right of way as appurtenant to the above described premises for all lawful purposes including the right to connect with any public utilities now or hereafter located therein in common with the Grantor and all others to whom such rights have been or may hereafter be granted in, over and upon a future road 50 feet in width and running northerly through other land of the Grantor to Palmer Hill Road, the center line of which shall leave the above described tract at a point on its northerly line located about 245 feet as measured westerly along said northerly line from the westerly line of lot #172 as shown on Map #2702 on file in the Greenwich Land Records. Subject to the right of the Grantor to relocate said right of way, so long as such relocation does not cut off access from said premises to Palmer Hill Road. The alignment of said future road shall be approved by the Town of Greenwich under its subdivision regulations and shall have 20 foot radius returns at Palmer Hill Road; it being understood that the Grantor shall have no obligation to build said road.

Excepting and reserving to the Grantor, its successors and assigns, the right to maintain a sanitary sewer main, an existing drain, and existing natural drainage lines crossing said premises.

TO HAVE AND TO HOLD the above granted and bargained premises, with the appurtenances thereof, unto it the said Grantee and its successors forever, to its and their own proper use and behoof.

AND ALSO, the said Grantor does for itself, and its successors and assigns, covenant with the said Grantee and its successors, that at and until the encasing of these presents, it is

well seized of the premises, as a good indefeasible estate in **PER SIMPLE**; and it has good right to bargain and sell the same in manner and form as is above written; and that the same is free from all incumbrances whatsoever, except as hereinbefore mentioned.

AND FURTHERMORE, it, the said Grantor, does by these presents bind itself and its successors and assigns forever to **WARRANT AND DEPEND** the above granted and bargained premises to it the said Grantee and its successors, against all claims and demands whatsoever, except as hereinbefore mentioned. This deed is given and accepted upon the express covenant that **the premises herein conveyed shall never be used except for one or more of the following uses: a school, library, gymnasium, hospital, firehouse, park, community center, play area or athletic field, or similar use, but under no circumstances shall it be used for a public dump, an incinerator or a sewage treatment or disposal plant.**

IN WITNESS WHEREOF, STAMFORD BUILDING COMPANY, INCORPORATED, by **ARTHUR M. STARCK** its **PRESIDENT** has hereunto set its corporate hand and affixed its corporate seal on this **28th** day of **January**, A.D., 1954.

Signed, sealed and delivered in the presence of:

STAMFORD BUILDING COMPANY, INCORPORATED

Laurita Chapman
Arthur M. Starck

By *Arthur M. Starck*
Its President



STATE OF FLORIDA)
COUNTY OF DADE) ss. Town of Golden Beach, *28th* January 1954

Personally appeared **STAMFORD BUILDING COMPANY**, by **ARTHUR M. STARCK** signer and sealer of the foregoing, who acknowledged the same to be his free act and deed and the free act and deed of said **STAMFORD BUILDING COMPANY, INCORPORATED**

before **Laurita Chapman**
Notary Public, State of Florida at large
My commission expires July 17, 1955
Bonded by American Surety Co. of N.Y.

Laurita Chapman
Notary Public



Received for Record **DEC 21 1954** at **3:40 P.M.** Attest *George J. [Signature]* Town Clerk.



Name (if applicable) E. Schongalla (Mary Lane)
Parcel Owner TOWN OF GREENWICH C/O FINANCE DEPT
Address 0 MARY LANE
Acres 4.974656
Percent Impervious 0.204837



Name (if applicable) BPNT/ EGCC
Parcel Owner TOWN OF GREENWICH C/O FINANCE DEPT
Address 0 HARDING ROAD
Acres 6.763288
Percent Impervious 0



Name (if applicable)	Sachem Nature Preserve
Parcel Owner	TOWN OF GREENWICH C/O FINANCE DEPT
Address	0 INDIAN PASS
Acres	4.018032
Percent Impervious	0.143518



Name (if applicable) E Greenwich Civic Center

Parcel Owner TOWN OF GREENWICH C/O FINANCE DEPT

Address 90 HARDING ROAD

Acres 13.577165

Percent Impervious 11.359723



Name (if applicable) Pemberwick Park
Parcel Owner TOWN OF GREENWICH C/O FINANCE DEPT
Address 131 PEMBERWICK ROAD
Acres 43.149153
Percent Impervious 1.303266



Name (if applicable)

Parcel Owner TOWN OF GREENWICH C/O FINANCE DEPT

Address 0 RIVERSVILLE ROAD

Acres 2.392851

Percent Impervious 0.001557



Name (if applicable) Bruce Museum
Parcel Owner TOWN OF GREENWICH C/O FINANCE DEPT
Address 0 STEAMBOAT ROAD
Acres 12.611423
Percent Impervious 27.80065



Name (if applicable) Greenwich Point Park
Parcel Owner TOWN OF GREENWICH C/O FINANCE DEPT
Address 0 TOD'S DRIFTWAY
Acres 153.068108
Percent Impervious 14.41254



Name (if applicable) Great Captains Island
Parcel Owner TOWN OF GREENWICH C/O FINANCE DEPT
Address 0 ISLANDS
Acres 14.091688
Percent Impervious 5.321878



Name (if applicable)	Great Captains Island
Parcel Owner	TOWN OF GREENWICH
Address	0 ISLANDS
Acres	4.662818
Percent Impervious	1.630061



Name (if applicable) Grass Island
Parcel Owner TOWN OF GREENWICH C/O FINANCE DEPT
Address 0 SHORE ROAD
Acres 20.053821
Percent Impervious 31.511611