

# 45 RIVER RIDGE



**Year Built: 1889**

**Area of Lot: 11,365 sq. ft.**

<u>List of Owners (with dates)</u>		<u>Book/Page</u>
<b>03/19/1991</b>	<b>Nancy Beth Volk, Kenneth W. Volk &amp; Anna C. Volk to Alfred DeAngelo &amp; Phyllis Cohen</b>	<b>8904/413</b>
<b>06/05/1986</b>	<b>Joseph W. Horan &amp; Robert W. Stevens (Trustees of Long Ridge Realty Trust) to Nancy Beth Volk, Kenneth W. Volk &amp; Anna C. Volk</b>	<b>7084/1</b>

*Includes 45 River Ridge and site of 41 River Ridge*

<b>10/15/1985</b>	<b>Ralph W. Rich &amp; Suzanne K. Rich to Joseph W. Horan &amp; Robert W. Stevens (Trustees of Long Ridge Realty Trust)</b>	<b>6823/595</b>
<b>11/19/1976</b>	<b>Mary M. Verner (widow) to Ralph W. Rich &amp; Suzanne K. Rich</b>	<b>5285/38</b>
<b>05/04/1945</b>	<b>Alice E. Cunningham (surviving owner) to John Verner &amp; Mary M. Verner</b>	<b>2536/525</b>
<b>12/31/1926</b>	<b>Ellen G. Cunningham, Ella A. Dugan &amp; Grace A.A. Keefe (heirs of William Cunningham) to Mary G. Cunningham &amp; Alice E. Cunningham</b>	<b>1737/596</b>

*Includes site of 41 & 45 River Ridge*

<b>07/08/1901</b>	<b>Joseph E. Fiske to William Cunningham</b>	<b>901/412</b>
<b>08/03/1888</b>	<b>Joseph E. Fiske to William Cunningham (15,100 sq. ft.)</b>	<b>621/173</b>

## Additional Information:

- 1889 Annual Town Report: William Cunningham owns 7250 sq. ft. of land (Fiske, Lot 43, \$100) and 7850 sq. ft. of land (Fiske, Lot 44, \$100).
- 1890 Annual Town Report: William Cunningham owns a dwelling (\$1200), 7250 sq. ft. of land (Fiske, Lot 43, \$100) and 7850 sq. ft. of land (Fiske, Lot 44, \$100).
- Mortgage for \$1000 given by William Cunningham to Susan C. Hartwell on April 5, 1889 and notes "buildings to be erected thereon."
- House is erroneously located on Lot 45, not Lot 43, on the 1897 Atlas of Wellesley.