

Road, so called, running easterly from the parcel conveyed to Weekapaug Road. Only the first way was contiguous to the parcel sold. The second started on the west side of Weekapaug Road, some 160 feet south of the first, and ran southerly across Atlantic Avenue to the ocean. Only the southerly end, a parcel lying south of Atlantic Avenue, is involved here. It is a lot 100 feet wide lying between property of defendant Pucci to the east, and one Demont to the west. That part of the way lying north of Atlantic Avenue, with its northerly terminus at Weekapaug Road, was in 1924 and still is unusable between those termini, there being no bridge across the breachway. Access to the lot has been from Atlantic Avenue, a highway 22 feet wide in 1924, and 44 feet wide for the past ten years.

Defendant derives his title through his grandfather, Albert Langworthy, taking in 1931. Plaintiffs derive their titles through Dunn and Dolan who, in April 1924, platted some 183 lots on the parcel bought from Albert. The litigation here was precipitated by the placing of large stones, at the suggestion of defendant, across the northerly line of the above lot, at the southerly line of Atlantic Avenue, thus blocking access to the lot by automobile. It appears that the westerly side of the lot is a sand dune