

\*\*\*THIS DOCUMENT MUST ONLY BE RECORDED BY PERSONNEL OF THE FULTON COUNTY LAND DIVISION\*\*\*

Return Recorded Document to:  
Fulton County Land Division  
141 Pryor Street, S.W. – Suite 8021  
Atlanta, Georgia 30303

Project Name : Whispering Woods Village  
Tax Parcel Identification No.: 11-1250470381  
Land Disturbance Permit No.: 19-005WR  
Zoning/Special Use Permit No.: \_\_\_\_\_  
(if applicable)

For Fulton County Use Only

Approval Date: \_\_\_\_\_  
Initials: \_\_\_\_\_

**SEWER EASEMENT  
(Corporate Form)**

STATE OF GEORGIA,  
COUNTY OF FULTON

This indenture entered into this 8th day of April, 2021, between Lennar Georgia, Inc., a corporation duly organized under the laws of the State of Georgia, party of the first part (hereinafter referred to as Grantor) and **FULTON COUNTY**, a Political Subdivision of the State of Georgia, party of the second part and Grantee.

WITNESSETH, that for and in consideration of \$1.00 in hand paid, at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged and in consideration of the benefits which will accrue to the undersigned from the construction of a sewer line through subject property, and in consideration of the benefits which will accrue to the subject property from the construction of a sewer line through subject property, said Grantor has granted, bargained, sold and conveyed and by these presents does grant, bargain, sell and convey to FULTON COUNTY and to successors and assigns the right, title, and privilege of easements through subject property located in Land Lot(s) 472, 1<sup>st</sup>, Section (if applicable) of District 1, Fulton County, Georgia, and more particularly described as follows: To wit:

WHISPERING WOODS VILLAGE

*Project Name*

**[ See Exhibit "A" attached hereto and made a part hereof ]**

This right and easement herein granted being to occupy such portion of my property as would be sufficient for the construction, access, maintenance and upgrade of a sewer line through my property according to the location and size of said sewer line as shown on the map and profile now on file in the office of the Public Works Department of Fulton County, and which size and location may be modified from time to time including in the future after the date of this document to accommodate said sewer line within the aforesaid boundaries of the above-described easement.


For the same consideration, Grantor hereby conveys and relinquishes to FULTON COUNTY a right of access over Grantor's remaining lands as necessary for FULTON COUNTY to perform maintenance and repairs on said sewer line on both a routine and emergency basis.

Said Grantor hereby warrants that it has the right to sell and convey said sewer line easement and right of access and binds itself, its successors and assigns forever to warrant and defend the right and title to the above described sewer line easement unto the said FULTON COUNTY, its successors and assigns against the claims of all persons whomever by virtue of these presents.

Said Grantor hereby waives for itself, its successors and assigns all rights to any further compensation or claim to damages on account of the construction, access, upgrade or maintenance of said sewer line for the use of the property as herein agreed.

IN WITNESS HEREOF said party of the first part has hereunto affixed his/her hand and seal on the day and year first above written.

Signed, sealed and delivered this 8th  
day of April, 20 21  
in the presence of:



Witness

GRANTOR: Lennar Georgia, Inc.  
CORPORATE NAME

By: Andrew Casey Hill

Print Name: Andrew Casey Hill

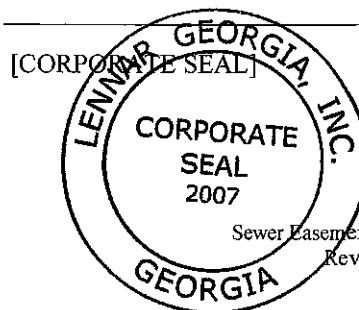
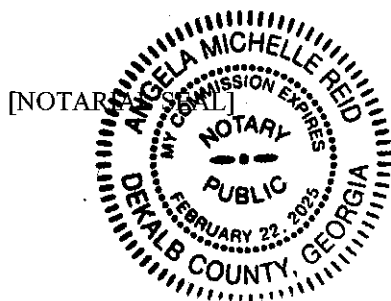
Title: Division President

By: \_\_\_\_\_

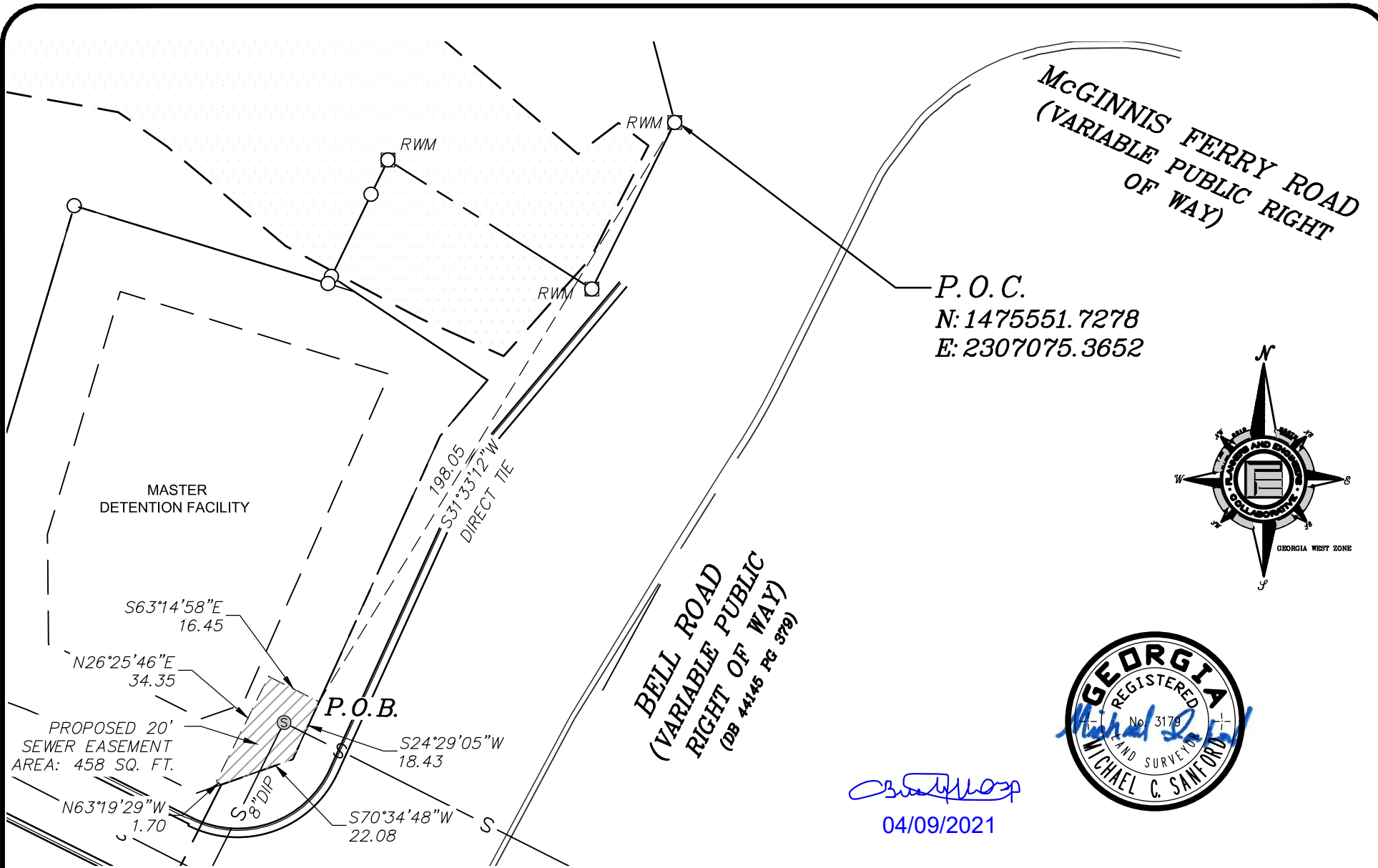
Print Name: \_\_\_\_\_

Title: \_\_\_\_\_

Angela Michelle Reid  
Notary Public



Sewer Easement - Corporation  
Revised 08/20/2007



## PLANNERS AND ENGINEERS COLLABORATIVE

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COUNTY FULTON  
STATE OF STATE  
CITY OF JOHNS CREEK  
LAND LOT(S) 472  
DISTRICT 1st

## SANITARY SEWER EXHIBIT OF WHISPERING WOODS



DRAWN BY: MCS  
CHECKED BY:  
FILE NO.: 04125.00D  
DATE: 04/08/21  
SCALE: 1"=40'



## LEGAL DESCRIPTION

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 472 of the 1<sup>st</sup> District of Fulton County, Georgia, and being more particularly described as follows:

To find the TRUE POINT OF BEGINNING, commence at a concrete monument found at the most southerly end of mitered intersection created by the westerly right of way line of Bell Road (variable right of way) and the southerly right of way line of McGinnis Ferry Road (variable right of way); thence along a direct tie, South 31 degrees 33 minutes 12 seconds West a distance of 198.05 feet to a point and the TRUE POINT OF BEGINNING, from the TRUE POINT OF BEGINNING as thus established; thence South 24 degrees 29 minutes 5 seconds West a distance of 18.43 feet to a point; thence South 70 degrees 34 minutes 48 seconds West a distance of 22.08 feet to a point; thence North 63 degrees 19 minutes 29 seconds West a distance of 1.70 feet to a point; thence North 26 degrees 25 minutes 46 seconds East a distance of 34.35 feet to a point; thence South 63 degrees 14 minutes 58 seconds East a distance of 16.45 feet to a point and the TRUE POINT OF BEGINNING.

Said tract containing 0.011 acres (458 square feet).