

[BLANK SPACE ABOVE THIS LINE IS FOR THE SOLE USE OF THE CLERK OF SUPERIOR COURT]

THIS DOCUMENT MAY BE RECORDED ONLY 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 : _____
Tax Parcel Identification No.: _____
Land Disturbance Permit No.: _____
Zoning/Special Use Permit No.: _____
(if applicable)

For Fulton County Use Only

Approval Date: _____

Initials: _____

**WATER VAULT EASEMENT
(Corporate Form)**

STATE OF GEORGIA,
COUNTY OF FULTON

This indenture entered into this _____ day of _____, 20 ²⁰_____, between Greenstone Parkway 400 LLLP, a limited liability limited partnership 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.

WITNESSETH, that for and in consideration of \$1.00 cash in hand paid, at and before the sealing and delivery of these presents, the receipt whereof is hereby acknowledged and in consideration of the benefit which will accrue to the undersigned from the installation of a water vault, water meter, and appurtenances on subject property, and in consideration of the benefits which will accrue to the subject property from the installation of a water vault, water meter, and appurtenances on the subject property, said Grantor has granted, bargained, sold and conveyed and by these presents does grant, bargain, sell and convey to the party of the second part and to successors and assigns the right, title, and privilege of an easement on subject property located in land lot(s) 804 of the 1st District, 2nd Section (if applicable) of Fulton County, Georgia, and more particularly described as follows: To wit:

Evans General Contractors Office

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, installation, access, maintenance and upgrade of a water vault, water meter and appurtenances according to the location and size of said water vault, water meter and appurtenances

appurtenances as shown on the map 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 water vault, water meter and appurtenances within the aforesaid boundaries of the above-described easement.

For the same consideration, Grantor(s) hereby convey and relinquish to FULTON COUNTY a right of access over Grantor's remaining lands as necessary for FULTON COUNTY to perform maintenance and repairs on the water vault structure, water meter and appurtenances on both a routine and emergency basis.

Grantor hereby warrants that it has the right to sell and convey this 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 water vault easement unto the said FULTON COUNTY, its successors and assigns against the claims of all persons whomever by virtue of these presents.

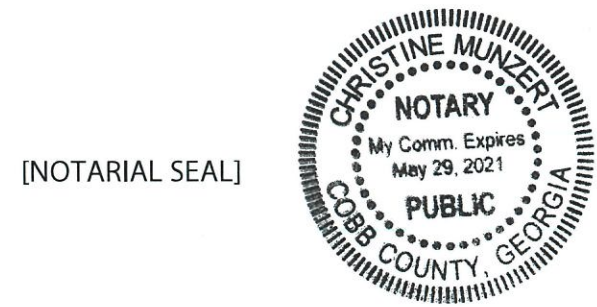
Said Grantor hereby waives for itself, its successors and assigns all rights to any further compensation or claim to damages on account of the installation, access, upgrade or maintenance of said water vault, water meter and appurtenances for the use of the property as herein agreed.

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

Signed, sealed and delivered this September
day of 22nd, 2007
in the presence of:

Kelly P Se
Witness

A. P. H.
Notary Public



GRANTOR: GREENSTONE PARKWAY 400 LLLP,
a Georgia limited liability limited partnership
CORPORATE NAME

By: [Signature]

Print Name: Chris Scott

Title: Manager

By: _____

Print Name: _____

Title: _____

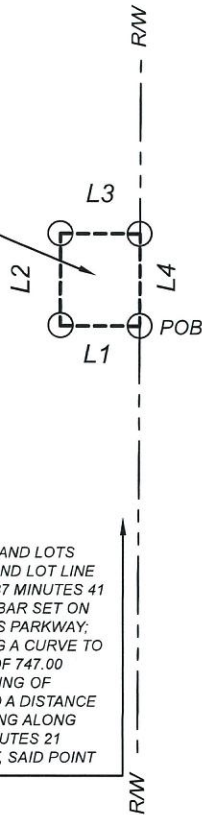
[CORPORATE SEAL]

LEGEND

| | |
|--------------------------------|-----------------------------|
| IPS = 1/2" REBAR PIN SET W/CAP | B/L = BUILDING LINE |
| RBF = REBAR PIN FOUND | DB/PG = DEED BOOK/PAGE |
| OTF = OPEN TOP FOUND | PB/PG = PLAT BOOK/PAGE |
| CTF = CRIMP TOP PIPE FOUND | WM = WATER METER |
| TP # = TAX PARCEL NO. | STA = STATION |
| P/L = PROPERTY LINE | POB = POINT OF BEGINNING |
| R/W = RIGHT OF WAY | POC = POINT OF COMMENCEMENT |

| LINE | BEARING | DISTANCE |
|------|---------------|----------|
| L1 | N 89°39'39" W | 13.00' |
| L2 | N 00°20'21" E | 15.00' |
| L3 | S 89°39'39" E | 13.00' |
| L4 | S 00°20'21" W | 15.00' |

PROPOSED PERMANENT
WATER VAULT EASEMENT
AREA: 195 SQFT



COMMENCING AT THE LAND LOT CORNER COMMON TO LAND LOTS 804, 805, 852, 853 BEING A POINT; THENCE ALONG THE LAND LOT LINE BETWEEN LAND LOTS 804 AND 805 NORTH 89 DEGREES 37 MINUTES 41 SECONDS WEST A DISTANCE OF 95.29 FEET TO A 1/2" REBAR SET ON THE WESTERLY RIGHT OF WAY MARGIN OF NORTHWINDS PARKWAY; THENCE ALONG SAID RIGHT OF WAY MARGIN AND ALONG A CURVE TO THE RIGHT A DISTANCE OF 226.00 FEET WITH A RADIUS OF 747.00 FEET AND BEING SUBTENDED BY A CHORD WITH A BEARING OF NORTH 09 DEGREES 00 MINUTES 23 SECONDS EAST AND A DISTANCE OF 225.14 FEET TO A 1/2" REBAR SET; THENCE CONTINUING ALONG SAID RIGHT OF WAY MARGIN NORTH 00 DEGREES 20 MINUTES 21 SECONDS WEST A DISTANCE OF 104.57 FEET TO A POINT, SAID POINT BEING THE POINT OF BEGINNING.

NORTHWINDS PARKWAY
(RW VARIES) DB:55576 PG:310
(PUBLIC) (ASPHALT)

APPROXIMATE LAND LOT LINE
LAND LOT 805
LAND LOT 852



CLOSURE STATEMENT

NOTES:

1. REFERENCES FOR THE BOUNDARY INFORMATION SHOWN HEREON WERE MADE TO DEED BOOK 45828, PAGE 613 AND PLAT BOOK 259, PAGE 45 OF FULTON COUNTY RECORDS.

2. HORIZONTAL DATUM IS NAD83 AND COORDINATES ARE BASED ON GEORGIA STATE PLANE, WEST ZONE.

FIELD INFORMATION FOR THIS SURVEY WAS OBTAINED WITH A TRIMBLE S-6 ROBOTIC TOTAL STATION.

THIS MAP OR PLAT HAS BEEN CALCULATED FOR CLOSURES AND IS FOUND TO BE ACCURATE WITHIN ONE FOOT IN 1,000,000+ FEET.

THE FIELD DATA UPON WHICH THIS MAP OR PLAT IS BASED HAS A CLOSURE OF ONE FOOT IN 20,160 FEET AND AN ANGULAR ERROR OF 4 SECOND PER ANGLE POINT AND WAS ADJUSTED USING COMPASS RULE.

THIS PLAT WAS PREPARED IN CONFORMITY WITH THE TECHNICAL STANDARDS FOR PROPERTY SURVEYS IN GEORGIA AS SET FORTH IN CHAPTER 180-7 OF THE RULES OF THE GEORGIA BOARD OF REGISTRATION FOR PROFESSIONAL ENGINEERS AND LAND SURVEYORS AND AS SET FORTH IN THE GEORGIA PLAT ACT O.C.G.A. 15-6-67.

| | |
|-------------|-------------------|
| DATE | SEPTEMBER 9, 2020 |
| SCALE | 1" = 30' |
| AREA | 195 SQFT |
| LAND LOT(S) | 804 |
| DISTRICT | 1st 2nd SECTION |
| CITY | ATLANTA |
| COUNTY | FULTON |
| STATE | GEORGIA |
| SURVEYED | DRAWN: WGH |
| FIELD DATE | APPROVED: CAM |
| PROJECT # | 19-174 |

WATER METER VAULT EASEMENT FOR: FULTON COUNTY

LAND LOT 804 1st DISTRICT 2nd SECTION
FULTON COUNTY, GEORGIA
BEING IN THE CITY OF ALPHARETTA

GA
LAND SURVEYOR
404-384-9577
GA LAND SURVEYOR, LLC
3355 ANNANDALE LANE, SUITE 1
SUWANEE, GA 30024

SHEET
1
OF
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