

[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 : Woodbury Park  
Tax Parcel Identification No.: 14F0118 & L1037  
Land Disturbance Permit No.: 205-017WR  
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 23 day of September, 2024, between D.R. HORTON, INC., a corporation duly organized under the laws of the State of Delaware, 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 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 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) 131 of the District, 14F Section (if applicable) of Fulton County, Georgia, and more particularly described as follows: To wit:

Woodbury Park

*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(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 said sewer line on both a routine and emergency basis.

Grantor hereby warrants that it has the right to sell and convey said sewer 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.

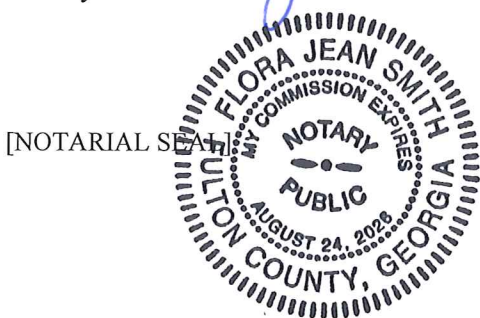
Said Grantor hereby waives for itself, its successors and assigns all rights to any further compensation or claim to damages on account of the construction, access, upgrade or maintenance of said sewer line for the use of the property as herein agreed.

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

Signed, sealed and delivered this 23  
day of September, 20 24  
in the presence of:

[Signature]  
Witness

[Signature]  
Notary Public



GRANTOR: D. R. HORTON, INC.  
CORPORATE NAME

By: [Signature]  
Print Name: Bruce A. Rippen  
Title: Assist. Secretary

By: [Signature]  
Print Name: Stacey L. Craig  
Title: Assist. Secretary



CURVE TABLE				
CURVE	RADIUS	LENGTH	CHORD BEARING	CHORD
C1	1759.93'	170.51'	N43°13'02"E	170.45'
C2	125.00'	20.02'	S0°07'31"W	20.00'



Sanitary Sewer Easement Description for Common Area 2 and Lots 108 & 109 of Woodbury Subdivision

All that tract or parcel of land lying and being in Land Lot 131 of the 14F District, Fulton County, Georgia, and being more particularly described as follows:

COMMENCING at a 1/2" rebar found at the southwesterly right of way of Riverside Drive (60' right of way);

Thence leaving said southwesterly right of way south 40 degrees 20 minutes 41 seconds West 179.02 feet to a point, said point being the POINT OF BEGINNING;

Thence following along a sanitary sewer easement along the following courses: South 53 degrees 30 minutes 06 seconds East 93.70 feet to a point;

Thence South 89 degrees 56 minutes 46 seconds East 48.71 feet to a point;

Thence along a curve to the left an arc length of 20.02 feet, said curve having a radius of 125.00 feet, and being subtended by a chord of 20.00 feet, at South 0 degrees 07 minutes 31 seconds West Thence along a curve to a point;

Thence North 89 degrees 56 minutes 46 seconds West 55.27 feet to a point;

Thence North 53 degrees 30 minutes 06 seconds West 89.70 feet to a point;

Thence South 41 degrees 29 minutes 54 seconds West 205.97 feet to a point;

Thence South 88 degrees 06 minutes 22 seconds West 22.01 feet to a point;

Thence along a curve to the left an arc length of 170.51 feet, said curve having a radius of 1759.93 feet, and being subtended by a chord of 170.45 feet, at North 43 degrees 13 minutes 02 seconds East, to a 1/2" rebar found;

Thence North 40 degrees 20 minutes 41 seconds East 69.74 feet to a point;

Said tract or parcel contains 0.13 Acres (5862 Square Feet) more or less,