

[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 : Dunkin Donuts – Cogburn RD
Tax Parcel Identification No.: 22 496011104498
Land Disturbance Permit No.: 21-002WR
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 4th day of MARCH, 2021, between WB Holdings – Stonewood, LLC, 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.

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) 1110 and 1123 of the 2nd District, 2nd Section (*if applicable*) of Fulton County, Georgia, and more particularly described as follows: To wit:

Dunkin Donuts – Cogburn RD

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 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.

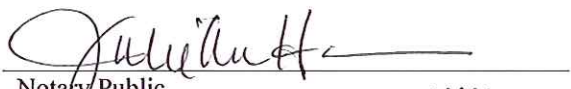
Said Grantor hereby waives for itself, its successors and assigns all rights to any further compensation or claim to damages on account of the installation, access, upgrade or maintenance of said water vault, water meter and appurtenances for the use of the property as herein agreed.

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 4th
day of March, 20 21
in the presence of:



Witness



Notary Public

[NOTARIAL SEAL]



GRANTOR: WB Holdings – Stonewood, LLC
CORPORATE NAME

By: 

Print Name: Adam D. Orkin

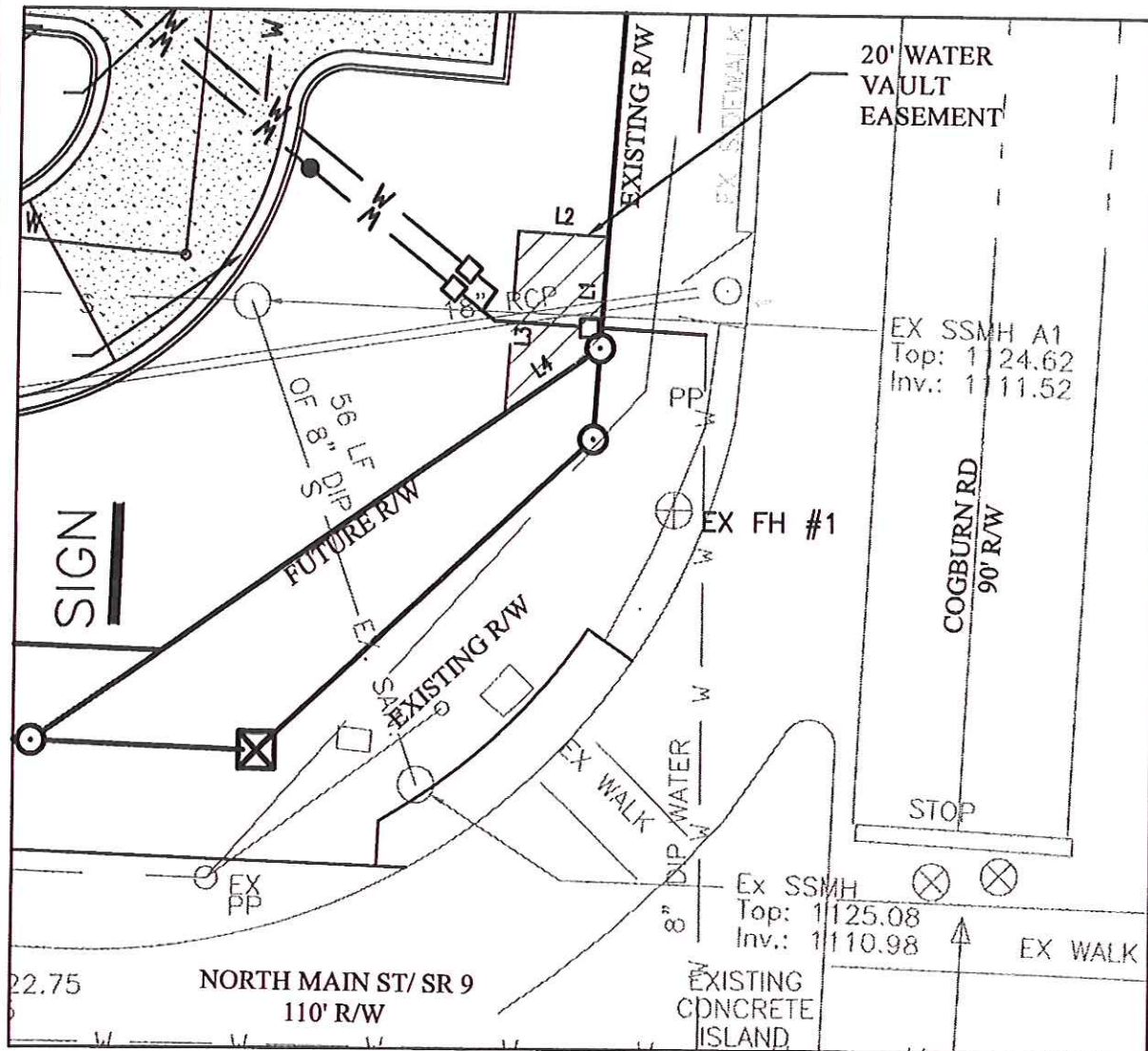
Title: Manager

By: _____

Print Name: _____

Title: _____

[CORPORATE SEAL]



PROPERTY OWNER/ GRANTOR: WB HOLDINGS – STONEWOOD LLC
 TAX ID # 22 496011104498
 TOTAL EASEMENT AREA: 161.07 SF/ 0.004 ACRES

LINE	BEARING	DISTANCE
L1	N 03°42'15" E	12.21'
L2	N 86°47'10" W	10.00'
L3	S 03°42'15" W	20.01'
L4	S 55°25'56" W	12.74'



EXHIBIT A
 WATER EASEMENT
DUNKIN DONUTS – COGBURN RD
 CITY OF ALPHARETTA / FULTON COUNTY, GEORGIA
 SCALE 1:20

Beginning at an iron pin set at the northwest corner of the intersection of
Cogburn Rd and North Main St/ SR 9;
thence N 03°42'15" E a distance of 12.21' to a point;
thence N 86°47'10" W a distance of 10.00' to a point;
thence S 03°42'15" W a distance of 20.01' to a point;
thence N 55°25'56" E a distance of 12.74' to a Iron Pin Set;
which is the point of beginning,
having an area of 161.07 square feet, 0.004 acres.