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\*\*\*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 : Taco Bell – 106 South Main Street  
Tax Parcel Identification No.: 12 2584 0695 1029  
Land Disturbance Permit No.: 19 - 087 WR  
Zoning/Special Use Permit No.: C-2 City of Alpharetta  
(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 25<sup>th</sup> day of March, 2008 between Bur Rog, 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.

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) 695 of the 1st District, 2nd Section (*if applicable*) of Fulton County, Georgia, and more particularly described as follows: To wit:

Taco Bell – 106 South Main Street Alpharetta, Ga

*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 25<sup>th</sup>  
day of March, 2021  
in the presence of:

Yan J. Wilcox  
Witness

GRANTOR: Bur Rog, Inc  
CORPORATE NAME

By: John R. Burgess

Print Name: John R. Burgess

Title: CFO

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

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

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

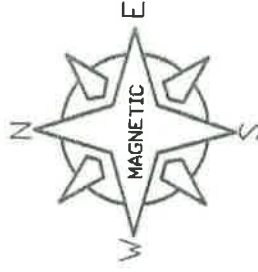
[NOTARIAL SEAL]

[CORPORATE SEAL]

**MARIETTA STREET**  
**30' RIGHT OF WAY**

POC

**SOUTH MAIN STREET - GA S.R. 9**



123.33'

5.08'

27.93'

POB

L4

L1

L2

L3

NOW OR FORMERLY  
BUR ROG INC.  
102 SOUTH MAIN STREET  
TAX ID 12 2584 0695 1029  
ZONED C-2

S59°27'26"E  
146.91'

L1 S59°03'41"E 21.50'  
L2 S30°32'34"W 11.00'  
L3 N59°03'41"W 21.50'  
L4 N30°32'34"E 11.00'

EASEMENT AREA  
236.5 S.F.  
0.01 ACRES

R & R ATLANTA REAL ESTATE, LLC  
AS LEASEE - TENANT

S14°27'26"E  
21.00'

S30°32'34"W  
100.00'

NOW OR FORMERLY  
BUR ROG INC.  
NORCROSS STREET  
TAX ID 12 2584 0695 1110  
ZONED C-2

S75°32'34"W  
45.00'

N59°27'28"W  
129.95'



NOW OR FORMERLY  
BUR ROG INC.  
142 SOUTH MAIN STREET  
TAX ID 12 2584 0695 1102  
ZONED C-2



SCALE IN FEET  
USE DIMENSIONS DO NOT SCALE DRAWING

Site Description  
11' x 21.5' Water Vault Easement

All that tract or parcel of land lying and being in Land Lot 695, 1st District, 2nd Section, City of Alpharetta, Fulton County Georgia and being more particularly described as follows:

To find The Point of Beginning commence at the intersection of the southeasterly Right of Way line of South Main Street – 80' Right of Way and the southerly Right of Way line of Marietta Street – 30' Right of Way; thence along the southeasterly Right of Way line of South Main Street South 30 Degrees 32 Minutes 34 Seconds West, 123.33 feet to an nail and cap set; thence continue along the southeasterly Right of Way line of South Main Street South 30 Degrees 32 Minutes 34 Seconds West, 5.08 feet to a point; thence along the southeasterly Right of Way line of South Main Street South 30 Degrees 32 Minutes 34 Seconds West, 27.93 feet to The Point of Beginning; thence leaving the southeasterly Right-of-Way line of South Main Street South 59 Degrees 03 Minutes 41 Seconds East, 21.50 feet to a point; thence South 30 Degrees 32 Minutes 34 Seconds West, 11.00 feet to a point; thence North 59 Degrees 03 Minutes 41 Seconds West, 21.50 feet to a point on the southeasterly Right of Way line of South Main Street; thence along the southeasterly Right of Way line of South Main Street North 30 Degrees 32 Minutes 34 Seconds East, 11.00 feet to The Point of Beginning containing 236.5 square feet or 0.01 Acres.

Exhibit “A”