

[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 : THE EIGHTEEN
Tax Parcel Identification No.: 17 0020 LL0175
Land Disturbance Permit No.: WRN24-124
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 29th day of June, 2026, between
DRB Group Georgia, 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 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) 20 of the
17th District, _____ Section (*if applicable*) of Fulton County, Georgia, and more particularly described as follows: To wit:

THE EIGHTEEN

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 29th
day of June, 20 26
in the presence of:



Witness

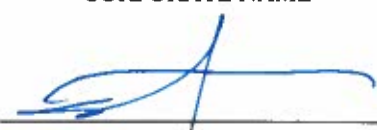


Notary Public

Michelle C Powell
NOTARY PUBLIC
[NOTARIAL SEAL] Pike County, GEORGIA
My Commission Expires 08/22/2026

GRANTOR: DRB Group Georgia, LLC

CORPORATE NAME

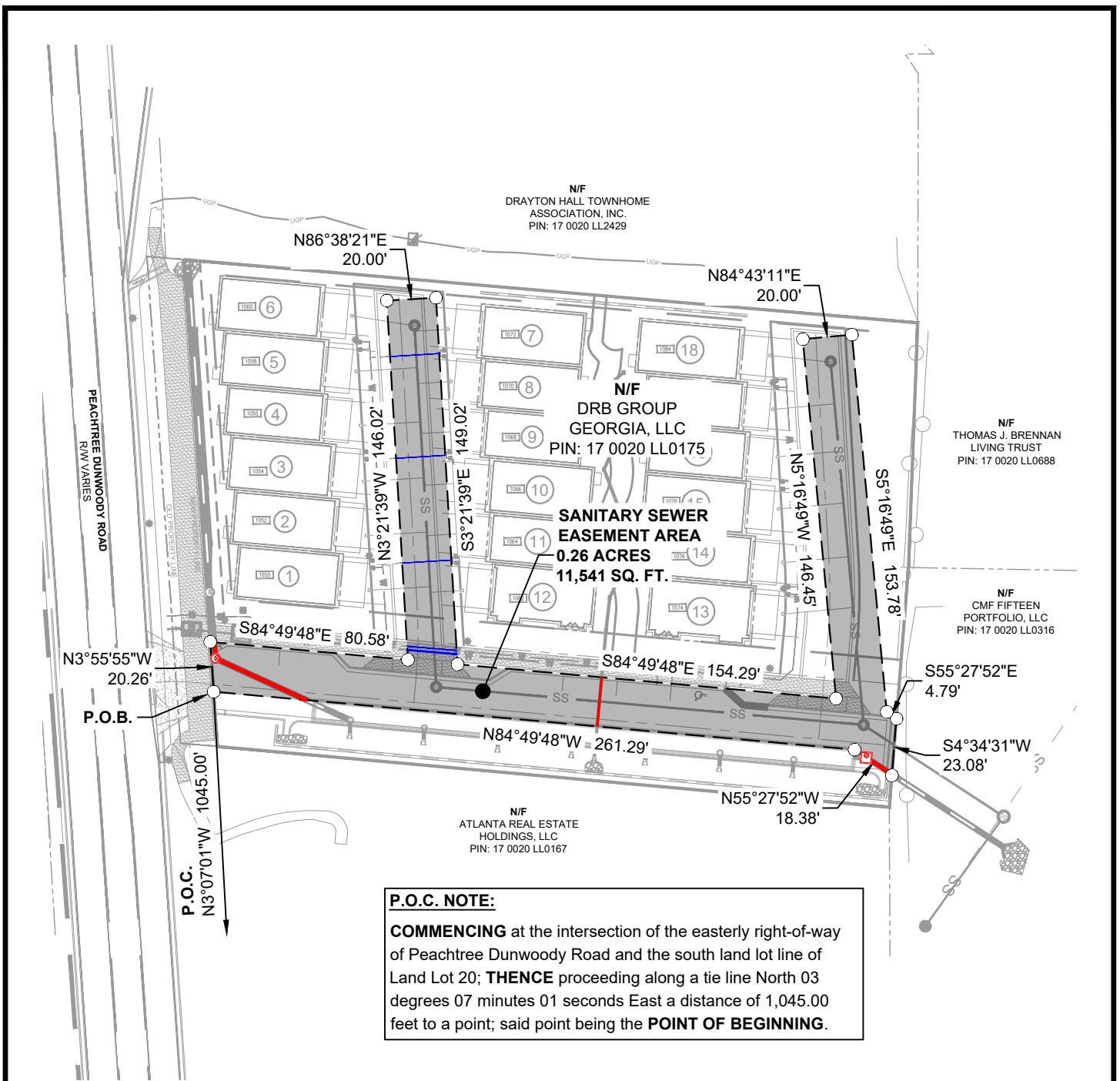
By: 

Print Name: WILLIAM CUTLER

Title: SVP and AREA PRESIDENT

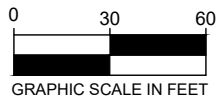
By: _____
Print Name: _____
Title: _____

[CORPORATE SEAL]

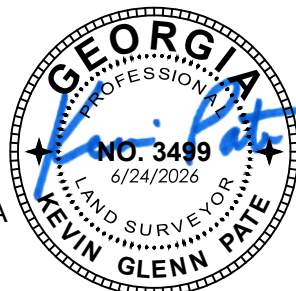


P.O.C. NOTE:

COMMENCING at the intersection of the easterly right-of-way of Peachtree Dunwoody Road and the south land lot line of Land Lot 20; **THENCE** proceeding along a tie line North 03 degrees 07 minutes 01 seconds East a distance of 1,045.00 feet to a point; said point being the **POINT OF BEGINNING**.



KEVIN PATE
REGISTERED PROFESSIONAL
LAND SURVEYOR NO. 3499
3930 EAST JONES BRIDGE,
SUITE 350
PEACHTREE CORNERS, GEORGIA
PH. (470)-579-5064
KEVIN.PATE@kimley-horn.com



SANITARY SEWER EASEMENT
EXHIBIT FOR THE EIGHTEEN
LAND LOT 20, 17TH DISTRICT
CITY OF SANDY SPRINGS
FULTON COUNTY, GEORGIA PW

Kimley»Horn

3930 East Jones Bridge Rd., Suite 350
Peachtree Corners, GA 30092 COA #1412

Tel. No. (770) 825-0744
www.kimley-horn.com

Scale	Drawn by	Checked by	Date	Project No.	Sheet No.
1" = 60'	SRR	BDP	6/24/2026	014957055	1 OF 2

PROPERTY DESCRIPTION OF THE EIGHTEEN SANITARY SEWER EASEMENT EXHIBIT

All that tract or parcel of land lying and being in Land Lot 20 of the 17th District, City of Sandy Springs, Fulton County, Georgia, and being more particularly described as follows:

COMMENCING at the intersection of the easterly right-of-way of Peachtree Dunwoody Road and the south land lot line of Land Lot 20;
THENCE proceeding along a tie line North 03 degrees 07 minutes 01 seconds East a distance of 1,045.00 feet to a point; said point being the **POINT OF BEGINNING**.

THENCE from said **POINT OF BEGINNING** North 03 degrees 55 minutes 55 seconds West a distance of 20.26 feet to a point; **THENCE** South 84 degrees 49 minutes 48 seconds East a distance of 80.58 feet to a point; **THENCE** North 03 degrees 21 minutes 39 seconds West a distance of 146.02 feet to a point; **THENCE** North 86 degrees 38 minutes 21 seconds East a distance of 20.00 feet to a point; **THENCE** South 03 degrees 21 minutes 39 seconds East a distance of 149.02 feet to a point; **THENCE** South 84 degrees 49 minutes 48 seconds East a distance of 154.29 feet to a point; **THENCE** North 05 degrees 16 minutes 49 seconds West a distance of 146.45 feet to a point; **THENCE** North 84 degrees 43 minutes 11 seconds East a distance of 20.00 feet to a point; **THENCE** South 05 degrees 16 minutes 49 seconds East a distance of 153.78 feet to a point; **THENCE** South 55 degrees 27 minutes 52 seconds East a distance of 4.79 feet to a point; **THENCE** South 04 degrees 34 minutes 31 seconds West a distance of 23.08 feet to a point; **THENCE** North 55 degrees 27 minutes 52 seconds West a distance of 18.38 feet to a point; **THENCE** North 84 degrees 49 minutes 48 seconds West a distance of 261.29 feet to a point; said point being the **POINT OF BEGINNING**.

Said tract or parcel contains 11,541 square feet or 0.26 acre.

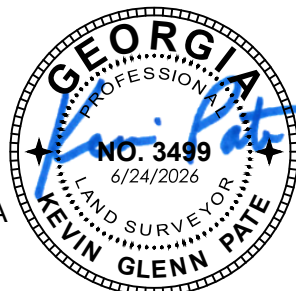
LEGEND

STORM ENTERING EASEMENT	
WATER ENTERING EASEMENT	

ENCROACHMENT TABLE

STORMWATER PIPE:	103 SQ. FT.
WATER PIPE:	75 SQ. FT.
TOTAL:	178 SQ. FT.

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EXHIBIT FOR THE EIGHTEEN
LAND LOT 20, 17TH DISTRICT
CITY OF SANDY SPRINGS
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