### Market Data Information

### Vacant Land Sales

Address	DB	Page
2058 Bouldercrest Rd	26842	791
3535 River Rd	27755	9

### Improved Land Sales (If Applicable)

Address	DB	Page

### Rentals (If Applicable)

Address

### Other Sales (Proximity if Applicable)

Address	DB	Page



### **Owner's Receipt of Plans & Explanation Acknowledgement**

### DATE: 6-16-2020

OWNER NAME/MAILING	Dekalb County						
ADDRESS:	1300 Commerce Drive	e, Decatur, G	A 30030				
TYPE: <b><u>BUSINESS</u></b>		PROJECT	#: IMNH	O-0285-01(352)			
PI#: 713300	COUN	NTY: Del	kalb	PARC	EL:	1	
PROPERTY ADDRESS: 285	9 West Side Place, Ellen	wood, GA 30	)294				
I have this date received the fo	bllowing full-sized and /	or half-size	d (to scale):				
Right of Way plans, dated:	6-20-2018	Last revi	sed:	N/A			
Roadway Construction Plans (Negotiator to ini	dated: <u>6-14-2</u> tial and date bottom righ		ans on date g	iven to property ow	mer.)		
	Driveway profiles (if applicable) dated: (Negotiator to initial and date bottom right corner of plans on date given to property owner.)						
Also, I acknowledge that the Right of Way Specialist <u>Joshua Davis</u> , representing the Department has explained the above stated plans to me (us) and the effects of the proposed project on my (our) property as of this date.							
-			-			s explained	
-	) and the effects of the p		ect on my (ou		s date.	s explained	
the above stated plans to me (us Dekalb Co	) and the effects of the p ounty - PRINTED)		OWN	r) property as of thi	s date.	s explained	
the above stated plans to me (us	) and the effects of the p ounty - PRINTED)		OWN	r) property as of thi	s date.	s explained	
the above stated plans to me (us	) and the effects of the p ounty - PRINTED) - PRINTED) Joshua Davis		OWN	r) property as of thi	s date.	s explained	
the above stated plans to me (us 	) and the effects of the p ounty - PRINTED) - PRINTED) Joshua Davis	roposed proje	OWN	r) property as of thi	s date.	s explained	
the above stated plans to me (us 	) and the effects of the p ounty - PRINTED) - PRINTED) Joshua Davis	roposed proje	OWN	r) property as of thi	s date.	s explained	

Revision Date: 2/10/20



# **Availability of Incidental Payments: Claim Form**

						PRO	DJECT #	IMNHO-0285-	01(352)		
PI#	7133	30	-		COUN	ITY	Dekalb		PARC	EL	1
OWNER NAME/MAILING ADDRESSDekalb CountyImage: County2859 West Side Place Ellenwood, GA 30294DATE:6-11-2020					1-2020						
PHON		404-371-2155		SOCIAL		ITY #	OR FEI#			1	
PROP	ERTY	ADDRESS: 285	59 Wes	st Side Pla							
incurred and 2. S the eve	l due to Survey nt of co	the Georgia Departn work. Pro-rata tax de	nent of duction be <u>your</u>	Transportati 1s are norma <u>r</u> responsib	ion purchas ally handle	sing yo ed at cl	our property osing on a t	. These expenses n otal acquisition situ	nay include ation. Ho	e:1.Pro weve	xpenses you may have p-rata portion of taxes, r, if they are not, or in your paid receipt(s) as
<u>1.Prop</u>	erty Ta	a <u>x Payments</u> are har	dled a	s follows:							
A.	Then		proper	ty tax bill fo	or the curre	ent yea	r of acquisit	ion, you should im			be withheld at closing. rd the property tax bill
B.	porti		d by th	e Departme	nt upon rec	ceiving	g a copy of y	our paid tax bill rec			a share of taxes on the orty tax receipt(s) must
	Right of Way Incidentals Coordinator Georgia Department of Transportation Office of Rights of Way, 14 <sup>th</sup> Floor – Right of Way Property Taxes 600 West Peachtree Street, N.W. Atlanta, Georgia 30308										
<u>2. Surv</u>	ey Wo	rk Reimbursements	are ha	ndled as fo	llows:						
result o	f const onfirm	ruction of the project.	Please	note that it	is your res	sponsił	oility to obta	ain pre-approval fro	om your as	signe	hat were removed as a d Right of Way agent, Way Agent for survey
Right	of Wa	y Agent: <u>Sem</u>	ika Ha	arwell			Phone:	404-865-33	71		Email:
<u>semika</u>		ell@greshamsmith. ontact your Right of		gent <u>before</u>	proceeding	g with :	survey; send	l estimate and obtai	in pre-appr	oval.	
(2) Your Right of Way Agent will need this completed claim form, survey estimate, and paid receipt in order to submit claim to General Office for reimbursement.											
Survey Pre-app	Estima roved	pproval: For Departm tte Amt: \$ Da Signature (for Reimb	ate of E urseme	Estimate: nt):		_, GDC	OT Right of	Way Project Manag	ger		
require	l. You	e claim for payment o nust file within eig months after constru	hteen (	18) months	of the date	e your					
Sincere	ly,										

Troy D. Byers Rights of Way Administrator

Form	W	-9
(Rev. C	october :	2018)
		he Treasury e Service

#### Request for Taxpayer Identification Number and Certification

Give Form to the requester. Do not send to the IRS.

1 Name (as shown on your income tax return). Name is required on this line; do not leave this line blank.

2 Business name/disregarded entity name, if different from above e' 3 Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only one of the 4 Exemptions (codes apply only to page following seven boxes. certain entities, not individuals; see instructions on page 3): Print or type. Specific Instructions on C Corporation S Corporation Partnership Trust/estate Individual/sole proprietor or single-member LLC Exempt payee code (if any) □ Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) ► Note: Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is Exemption from FATCA reporting code (if any) another LLC that is not disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member LLC that is disregarded from the owner should check the appropriate box for the tax classification of its owner. Other (see instructions) lies to accounts maintained outside the U.S.) 5 Address (number, street, and apt. or suite no.) See instructions. Requester's name and address (optional See 6 City, state, and ZIP code 7 List account number(s) here (optional) Taxpayer Identification Number (TIN) Part Social security number Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see How to get a TIN. later. or Employer identification number Note: If the account is in more than one name, see the instructions for line 1. Also see What Name and Number To Give the Requester for guidelines on whose number to enter.

#### Part Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and

2. I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and

3. am a U.S. citizen or other U.S. person (defined below); and

4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign	Signature of
Here	U.S. person ►

#### **General Instructions**

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to www.irs.gov/FormW9.

#### **Purpose of Form**

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) which may be your social security number (SSN), individual taxpayer identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following.

· Form 1099-INT (interest earned or paid)

Date >

 Form 1099-DIV (dividends, including those from stocks or mutual funds)

 Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)

 Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)

- Form 1099-S (proceeds from real estate transactions)
- · Form 1099-K (merchant card and third party network transactions)
- Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
- Form 1099-C (canceled debt)
- Form 1099-A (acquisition or abandonment of secured property) Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.

If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See What is backup withholding, later.

Cat. No. 10231X

Form W-9 (Rev. 10-2018)



Russell R. McMurry, P.E.,Commissioner One Georgia Center 600 West Peachtree Street, NW Atlanta, GA 30308 (404) 631-1000 Main Office

DATE: 6-16-2020

Dekalb County 1300 Commerce Drive Decatur GA 30030

### **RE: PROJECT:** IMNHO-0285-01(352) **COUNTY**: Dekalb **PARCEL: 1 P.I. #:** 713300

Dear Dekalb County:

The Department is in the process of purchasing property to improve the roadway designated above. In order to make this project possible, <u>5.072</u> acres or <u>220,922.34</u> square feet of your property in fee, and <u>NA</u> square feet of easement for <u>NA</u> will be needed. This is more particularly shown on the plat attached to the option provided with this letter.

Your property has been valued by qualified appraisers who, after careful consideration, have found the Fair Market Value of the property and/or rights to be purchased, and damages to the remainder, if any, to be \$ \_\_\_\_\_29,900.00 The attached form, entitled "Summary Statement Basis for Just and Adequate Compensation", separates certain elements comprising the above listed value.

Our Right of Way Specialist, <u>Joshua Davis</u> located at <u>600 West Peachtree Street NW Atlanta, GA 30308,</u> Email: <u>joshua.davis@greshamsmith.com</u> Phone: <u>404-865-3371</u> representing the Department, is authorized to explain this and discuss the full effect of the purchase and your rights as provided by law. They will also provide you with a brochure, which comprehensively outlines the procedures used in purchasing rights of way.

If you will agree to the terms expressed herein by signing the enclosed "Option for Right Of Way" and returning it to the Right of Way Specialist, it will be promptly submitted for closing and payment.

Sincerely,

District Engineer BY: Paul Dennard

Ruthie C. Jones, Associate Right of Way Program Manager

Gresham, Smith, & Partners for Georgia Department of Transportation

Attachment(s) cc:



# **Option for Right of Way**

#### GEORGIA, Dekalb

COUNTY

PI#: 713300

PARCEL: 1

Received of <u>The Department of Transportation</u>, the sum of One (\$1.00) Dollar, the receipt whereof is hereby acknowledged, and in consideration thereof, and in consideration of the benefits derived by me from the proposed project mentioned herein, I bind myself, my heirs, executors and assigns as follows:

If the said Department of Transportation , shall within 60 days after date hereof pay me the sum of 29,900.00 when the undersigned agrees to execute and deliver to the Department of Transportation fee simple title and easements to the land owned by the undersigned, which is shown reflected in color on the right of way map attached hereto and made a part hereof by reference, to be used for highway purposes on the, <u>I-285 at Bouldercrest Road</u> being Parcel <u>1</u> consisting of <u>5.072</u> acres(Tr 1&Tr 2 in fee and <u>NA</u> square feet of easement and <u>872.48</u> Linear Feet Tr. 1 and <u>2279.29</u> Linear Feet Tr. 2 on Georgia Highway Project Identification Number <u>713300</u>

It is agreed and understood that all TEMPORARY EASEMENTS are limited to the period required for the construction of said project and upon completion and acceptance of same by the Department of Transportation from the contractor, said TEMPORARY EASEMENT will terminate.

It is agreed and understood that I, or any tenant now in possession or any other persons having a claim or interest in subject property, will have not less than two (2) months from date of execution of a deed and easements or for residential properties three (3) months from the date replacement housing is available, whichever is greater to vacate the premises and that on vacating of said premises, only items of personal property will be removed, all items attached to the property and being classed as realty to remain. The above agreement to apply unless otherwise provided in Special Provision. If the Department of Transportation agrees to allow the Grantor or tenant in possession to occupy the subject premises beyond the two month period stated above, the person will be required to pay a rental fee of \$, payable each month in advance. Subsequent to the date of transfer of title to the Department of Transportation and prior to vacation of subject premises, the person in possession will hold the Department harmless as to any claim in connection with the occupancy of said premises. The above option price includes payment for the right of way above described, together with all improvements wholly or partially situated thereon and the right to enter upon the adjacent lands not included in said required Right of Way and Easements for the purpose of removing or demolishing such improvements.

The undersigned further agrees that the Department will be designated an authorized agent for the removal of underground storage tank systems located wholly or partially in said right of way or easement.

#### SPECIAL PROVISIONS

Grantor may retain title to \_\_\_\_\_\_ for sum of  $\mathbb{N}/A$  which shall be deducted from the option price at the time of closing; PROVIDED, he will obligate and firmly bind himself and his successors in title to strictly and faithfully comply with each of the following conditions:

- Grantor will demolish or remove the above described improvements from the right of way, easements and set back area and clear said right of way, easements and set back area from the right of way sufficient to comply with County Building Code requirements; however, in the absence of County requirements, a minimum set back of 50 feet is required. All rubbish and debris must be removed to the satisfactions of authorized personnel of the Department of Transportation within <u>30</u> calendar days after notice to proceed.
- 2. Grantor will comply with all laws, ordinances, and regulations of building codes applicable to demolition or removal of buildings in Georgia and hold the Department of Transportation and the county of **Dekalb** harmless as to any claim in connection therewith.
- 3. It is understood and agreed that no utility connections shall be made or allowed to relocated structures across or from a limited access right of way, and it is understood and agreed that grantor has agreed to bargain, sell and convey to the Department of Transportation all existing utility rights, and the Department will not be liable in any way for utility reconnections adjacent to acquired rights of way or any subsequent location of improvements.
- 4. Grantor will leave on deposit with the Department of Transportation the additional sum of <u>N/A</u> which will be deducted from the aforesaid option price at closing. This sum will be held as a cash performance bond conditioned on the strict and faithful performance of the aforesaid obligations.

Time is expressly made of the essence of this Special Provision, and in the event grantor fails to comply with aforesaid obligations, all sums held by the Department of Transportation shall be retained as liquidated damages, and title to and the right to remove said structure shall vest in the Department of Transportation

#### **OTHER PROVISIONS**

#### The above offer includes $\underline{\$ N/A}$ as cost cure for

Grantor may execute and deliver fee simple title to the Department of Transportation to the above referenced right of way and an additional  $\underline{N/A}$  acres of land owned by the undersigned adjacent to and abutting on the above numbered highway for the total consideration of  $\underline{N/A}$  which includes payment for the above referenced right of way requirements, other rights and conditions described herein and additional lands. This additional land is shown on the attached plat as Parcel No. 1

# The undersigned herein agrees for the same consideration, to provide, without cost to the Department of Transportation, a quit claim deed or such other releases as may be required by the closing attorney from any tenant now in possession of subject property and any other parties having a claim or interest in subject property. plat. and said plans being identified as Project Identification Number **713300** I (We) do (do not) elect to retain improvements as set out in Special Provision. I (We) do (do not) elect to execute and deliver deeds set out in Other Provisions. Witness my hand and seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_. (L.S.) \_\_\_\_(L.S.) Signed, Sealed and Delivered in the presence of: Notary Public ACCEPTED: DEPARTMENT OF TRANSPORTATION BY: District Right of Way Team Manager (Date)

It is further agreed for said consideration to convey and relinquish to the Department of Transportation all rights of access between the Limited Access Highway and approaches thereto on the above numbered Highway and all of the remaining real property of the undersigned except at such points as designated by the Department of Transportation. This paragraph is not applicable unless access rights are indicated on the attached

I, the undersigned, understand that I will have no current nor future "property interests" in any median-cut constructed on this project. That this, or any other median-cut, may be closed, relocated, or otherwise modified before, during or after the initial installation. This

PI#: 713300

The said parcel of land as above indicated is shown upon plans on file in the office of the Department of Transportation, Atlanta, Georgia,

paragraph is not applicable unless median-cut construction pertains to this project.

GEORGIA, Dekalb



ROW-RA-2-D - Revision Date: 2/10/20

#### DATE: 6-11-2020

TYPE: <u>BUSINESS</u>	PROJI	ECT #:	IMNHO-0285-01(352)	
PI#: 713300 OWNER NAME/MAILING ADDRESS:	COUNTY: Dekalb County 1300 Commence Drive, Decatur	Dekalb r, GA 300	PARCEL:	1

PROPERTY ADDRESS: 2859 West Side Place, Ellewood, GA 30294

I, the above named, do hereby certify that I have this date received a copy of the State of Georgia's Brochure "What Happens When Your Property is Needed for a Transportation Facility".

	(OWNER SIGNATURE)			(DATE)	
GDOT REPR PHONE #:	ESENTATIVE: 404-865-3371	Semika Harwell	EMAIL:	_semika.harwell@greshamsmith.com	
	(GDOT SIGN	ATURE)		(DATE)	



# Summary Statement Basis For Just and Adequate Compensation

1. PROJECT #: IMNHO-0285-01(352)	County: Dekalb	County: Dekalb			
2. OWNER NAME/MAILING ADDRESS:	lenwood, GA 30294				
3. PROPERTY ADDRESS: 2859 West Side F	Place, Ellenwood, GA 30294				
4. FAIR MARKET VALUE (see attached Ma	rket Data Information):				
Right of Way; 220922.34 SF X \$0.14 <u>SF</u> = Permanent Easement:AC/SF X \$ Temporary Easement:AC/SF X \$ Estimated Value of Improvement(s): Cost to Cure: Estimated Value of all consequential or severa Estimated Value of REMAINDER:	AC/SF X <u>% =</u> AC/SF X <u>%</u> =	\$29,846.00 = \$ = \$ \$ \$ \$ \$ \$			
TOTAL ESTIMATED FAIR MARKET VAL	UE: Without the Remainder Including the Remainder	\$ \$	29,846.00		
(This value is the amount approved by the Stat decreases or increases in value caused by this p		red property and does not	ot contain conjectural		
5. Division of Interests					
NAME KIN	JD OF INTEREST	ESTIMATED V	ALUE		
Dekalb County	FEE	\$ 29,846.00			
Total Estimated Fair Market Value:		\$ 29,900.00	(Rounded)		
6. If you wish to retain and remove, at your o	wn expense, improvements ow	ned by you, we will:			
(a) Deduct at Closing \$ (Salv	rage Value) and/or				
(b) Deduct at Closing \$ (l	Performance Bond)				
	Total Withheld at C	Closing \$	-		
You may be entitled to certain benefits under or they will be explained separately.	ur Relocation Assistance Progr	cam. As these benefits a	re of a special nature,		
DATE: <u>6-16-2020</u> PREPAREI	D BY: <u>Semika Harwell</u> Staff Negoti	ator			

Revised: 2/10/20

Market Data Inform	ation	
Vacant Land Sales		
Address	DB	Page
2058 Bouldercrest Rd	26842	791
3535 River Rd	27755	9
Improved Land Sales (If Applicable)		
Address	DB	Page
		and the second sec
<u>Rentals (If Applicable)</u>		
Address		
Other Sales (Proximity if Applicable)		
Address	DB	Page
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	n managan kana ta 19 ki ku ku na na na ha ki kuna na Maja ku ku ang ku ku na na pa	n Martin (11 - 17 a - 18 - 17 - Anaton Martin (12 - 17 - 18 - 18 - 18 - 18 - 19 - 19 - 19 - 19





### **Owner's Receipt of Plans & Explanation Acknowledgement**

### DATE: 6-16-2020

OWNER NAME/MAILING	Dekalb County								
ADDRESS:	1300 Commerce Driv	e, Decatur, GA	30030						
TYPE: <b><u>BUSINESS</u></b>		PROJECT #	: IMNHO-0285-01	(352)					
PI#: 713300	COU	NTY: Deka	lb	PARCEL:	9				
PROPERTY ADDRESS: 354:	5 International Park Driv	ve, Atlanta, GA	30316						
I have this date received the following full-sized and / or half-sized (to scale):									
Right of Way plans, dated:	6-20-2018	Last revis	ed:	N/A					
Roadway Construction Plans of (Negotiator to init	lated: 6-14-2 ial and date bottom righ		ns on date given to pro	perty owner.)					
Driveway profiles (if applicabl (Negotiator to init	e) dated: ial and date bottom righ	nt corner of pla	ns on date given to pro	perty owner.)					
Also, I acknowledge that the Rig the above stated plans to me (us)	• •			-	s explained				
Dekalb Co (OWNER NAME ·	<u> </u>	-	(OWNER SIGN	ATURE)					
	- PRINTED)	_	(OWNER SIGN (OWNER SIGN						
(OWNER NAME ·	- PRINTED)	_	Ň						
(OWNER NAME - (OWNER NAME -	- PRINTED) - PRINTED) Semika Harwell	EMAIL:	Ň	ATURE)					
(OWNER NAME - (OWNER NAME - GDOT REPRESENTATIVE:	- PRINTED) - PRINTED) Semika Harwell	EMAIL:	(OWNER SIGN	ATURE)					
(OWNER NAME - (OWNER NAME - GDOT REPRESENTATIVE:	- PRINTED) - PRINTED) Semika Harwell	EMAIL:	(OWNER SIGN	ATURE)					



# **Availability of Incidental Payments: Claim Form**

								1			
						PROJEC	Γ#	IMNHO-0285-	01(352)		
PI#	7133	0			COUN	TY Dek	alb		PARC	EL	9
OWNE ADDRI		ME/MAILIN		T	onal Park	c Drive, GA			DATE:	6-1	6-2020
PHONE	E #:	404-371-215	5			ITY # OR ]					
	PROPERTY ADDRESS: 3545 International Park Drive, Atlanta, GA 30316										
incurred and 2. Su the even	due to urvey t of co	the Georgia De work. Pro-rata t	partment of ax deduction will be <u>you</u>	Transportati ns are norma <u>r</u> responsibi	ion purchas	sing your pro	operty. on a to	. These expenses rotal acquisition sit	nay include uation. Ho	e:1.Pro wever	xpenses you may have p-rata portion of taxes, r, if they are not, or in your paid receipt(s) as
<b><u>1.Prope</u></b>	rty Ta	<u>x Payments</u> are	e handled a	s follows:							
A.	Then		your prope	rty tax bill fo	or the curre	ent year of ac	quisiti	ion, you should im			be withheld at closing. rd the property tax bill
B.	portio		equired by the	ne Departmer	nt upon rec	ceiving a cop	y of y	our paid tax bill re			a share of taxes on the erty tax receipt(s) must
			Office o	Georg f Rights of V	gia Depart Way, 14 <sup>th</sup> 0 West Pe	Incidentals tment of Tr Floor – Rig eachtree Str , Georgia 3	anspo ght of reet, N	ortation Way Property T N.W.	'axes		
You may result of	y also consti onfirm	cuction of the pro- construction co	eimburseme oject. Please	nt for <u>reason</u> e note that it	nable surve is your res	sponsibility t	o obta	ain pre-approval fr	om your as	signed	hat were removed as a d Right of Way agent, Way Agent for survey
Right of	f Wa	y Agent:	<u>Semika H</u>	arwell		Phon	e:	404-865-33	71		Email:
<u>semika.</u>	(1) C	ell@greshamsn ontact your Rigł	nt of Way A	gent <u>before</u>	proceeding	g with survey	; send	l estimate and obta	in pre-appr	oval.	
(2) Your Right of Way Agent will need this completed claim form, survey estimate, and paid receipt in order to submit claim to General Office for reimbursement.											
Survey E Pre-appr	Estima oved S	Signature (for Re	Date of H eimburseme	Estimate: ent):		, GDOT Rig	ht of `	ent Amt Approved Way Project Mana	ger		
required.	. You		n eighteen (	(18) months	of the date	e your prope					he attached W9 is hich must be filed
Sincerel	у,										

Form	W	-9
(Rev. C	october :	2018)
		he Treasury e Service

#### Request for Taxpayer Identification Number and Certification

Give Form to the requester. Do not send to the IRS.

1 Name (as shown on your income tax return). Name is required on this line; do not leave this line blank.

2 Business name/disregarded entity name, if different from above e' 3 Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only one of the 4 Exemptions (codes apply only to page following seven boxes. certain entities, not individuals; see instructions on page 3): Print or type. Specific Instructions on C Corporation S Corporation Partnership Trust/estate Individual/sole proprietor or single-member LLC Exempt payee code (if any) □ Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) ► Note: Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is Exemption from FATCA reporting code (if any) another LLC that is not disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member LLC that is disregarded from the owner should check the appropriate box for the tax classification of its owner. Other (see instructions) lies to accounts maintained outside the U.S.) 5 Address (number, street, and apt. or suite no.) See instructions. Requester's name and address (optional See 6 City, state, and ZIP code 7 List account number(s) here (optional) Taxpayer Identification Number (TIN) Part Social security number Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see How to get a TIN. later. or Employer identification number Note: If the account is in more than one name, see the instructions for line 1. Also see What Name and Number To Give the Requester for guidelines on whose number to enter.

#### Part Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and

2. I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and

3. am a U.S. citizen or other U.S. person (defined below); and

4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign	Signature of
Here	U.S. person ►

#### **General Instructions**

Section references are to the Internal Revenue Code unless otherwise noted.

Future developments. For the latest information about developments related to Form W-9 and its instructions, such as legislation enacted after they were published, go to www.irs.gov/FormW9.

#### **Purpose of Form**

An individual or entity (Form W-9 requester) who is required to file an information return with the IRS must obtain your correct taxpayer identification number (TIN) which may be your social security number (SSN), individual taxpayer identification number (ITIN), adoption taxpayer identification number (ATIN), or employer identification number (EIN), to report on an information return the amount paid to you, or other amount reportable on an information return. Examples of information returns include, but are not limited to, the following.

· Form 1099-INT (interest earned or paid)

Date >

 Form 1099-DIV (dividends, including those from stocks or mutual funds)

 Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)

 Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)

- Form 1099-S (proceeds from real estate transactions)
- · Form 1099-K (merchant card and third party network transactions)
- Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
- Form 1099-C (canceled debt)
- Form 1099-A (acquisition or abandonment of secured property) Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.

If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See What is backup withholding, later.

Cat. No. 10231X

Form W-9 (Rev. 10-2018)



Russell R. McMurry, P.E.,Commissioner One Georgia Center 600 West Peachtree Street, NW Atlanta, GA 30308 (404) 631-1000 Main Office

DATE: 6-16-2020

Dekalb County 1300 Commerce Drive Decatur GA 30030

### **RE: PROJECT:** IMNHO-0285-01(352) **COUNTY**: Dekalb **PARCEL: 9 P.I. #:** 713300

Dear Dekalb County:

The Department is in the process of purchasing property to improve the roadway designated above. In order to make this project possible, <u>5.299</u> acres or <u>230,814.21</u> square feet of your property in fee, and <u>NA</u> square feet of easement for <u>NA</u> will be needed. This is more particularly shown on the plat attached to the option provided with this letter.

Your property has been valued by qualified appraisers who, after careful consideration, have found the Fair Market Value of the property and/or rights to be purchased, and damages to the remainder, if any, to be <u>18,500.00</u> The attached form, entitled "Summary Statement Basis for Just and Adequate Compensation", separates certain elements comprising the above listed value.

Our Right of Way Specialist, <u>Joshua Davis</u> located at <u>600 West Peachtree Street NW Atlanta, GA 30308,</u> Email: <u>joshua.davis@greshamsmith.com</u> Phone: <u>404-865-3371</u> representing the Department, is authorized to explain this and discuss the full effect of the purchase and your rights as provided by law. They will also provide you with a brochure, which comprehensively outlines the procedures used in purchasing rights of way.

If you will agree to the terms expressed herein by signing the enclosed "Option for Right Of Way" and returning it to the Right of Way Specialist, it will be promptly submitted for closing and payment.

Sincerely,

District Engineer BY: Paul Dennard

Ruthie C. Jones, Associate Right of Way Program Manager

Gresham, Smith, & Partners for Georgia Department of Transportation

Attachment(s) cc:



# **Option for Right of Way**

#### GEORGIA, Dekalb

COUNTY

PI#: 713300

PARCEL: 9

Received of <u>**The Department of Transportation**</u>, the sum of One (\$1.00) Dollar, the receipt whereof is hereby acknowledged, and in consideration thereof, and in consideration of the benefits derived by me from the proposed project mentioned herein, I bind myself, my heirs, executors and assigns as follows:

If the said Department of Transportation , shall within 60 days after date hereof pay me the sum of  $\frac{18,500}{12,500}$  when the undersigned agrees to execute and deliver to the Department of Transportation fee simple title and easements to the land owned by the undersigned, which is shown reflected in color on the right of way map attached hereto and made a part hereof by reference, to be used for highway purposes on the, <u>I-285 at Bouldercrest Road</u> being Parcel 9 consisting of <u>5.299</u> acres in fee and <u>NA</u> square feet of easement and 1234.51 Linear feet of Access rights on Georgia Highway Project Identification Number <u>713300</u>

It is agreed and understood that all TEMPORARY EASEMENTS are limited to the period required for the construction of said project and upon completion and acceptance of same by the Department of Transportation from the contractor, said TEMPORARY EASEMENT will terminate.

It is agreed and understood that I, or any tenant now in possession or any other persons having a claim or interest in subject property, will have not less than two (2) months from date of execution of a deed and easements or for residential properties three (3) months from the date replacement housing is available, whichever is greater to vacate the premises and that on vacating of said premises, only items of personal property will be removed, all items attached to the property and being classed as realty to remain. The above agreement to apply unless otherwise provided in Special Provision. If the Department of Transportation agrees to allow the Grantor or tenant in possession to occupy the subject premises beyond the two month period stated above, the person will be required to pay a rental fee of \$, payable each month in advance. Subsequent to the date of transfer of title to the Department of Transportation and prior to vacation of subject premises, the person in possession will hold the Department harmless as to any claim in connection with the occupancy of said premises. The above option price includes payment for the right of way above described, together with all improvements wholly or partially situated thereon and the right to enter upon the adjacent lands not included in said required Right of Way and Easements for the purpose of removing or demolishing such improvements.

The undersigned further agrees that the Department will be designated an authorized agent for the removal of underground storage tank systems located wholly or partially in said right of way or easement.

#### SPECIAL PROVISIONS

Grantor may retain title to \_\_\_\_\_\_ for sum of  $\mathbb{N}/A$  which shall be deducted from the option price at the time of closing; PROVIDED, he will obligate and firmly bind himself and his successors in title to strictly and faithfully comply with each of the following conditions:

- Grantor will demolish or remove the above described improvements from the right of way, easements and set back area and clear said right of way, easements and set back area from the right of way sufficient to comply with County Building Code requirements; however, in the absence of County requirements, a minimum set back of 50 feet is required. All rubbish and debris must be removed to the satisfactions of authorized personnel of the Department of Transportation within <u>30</u> calendar days after notice to proceed.
- 2. Grantor will comply with all laws, ordinances, and regulations of building codes applicable to demolition or removal of buildings in Georgia and hold the Department of Transportation and the county of **Dekalb** harmless as to any claim in connection therewith.
- 3. It is understood and agreed that no utility connections shall be made or allowed to relocated structures across or from a limited access right of way, and it is understood and agreed that grantor has agreed to bargain, sell and convey to the Department of Transportation all existing utility rights, and the Department will not be liable in any way for utility reconnections adjacent to acquired rights of way or any subsequent location of improvements.
- 4. Grantor will leave on deposit with the Department of Transportation the additional sum of \$<u>N/A</u> which will be deducted from the aforesaid option price at closing. This sum will be held as a cash performance bond conditioned on the strict and faithful performance of the aforesaid obligations.

Time is expressly made of the essence of this Special Provision, and in the event grantor fails to comply with aforesaid obligations, all sums held by the Department of Transportation shall be retained as liquidated damages, and title to and the right to remove said structure shall vest in the Department of Transportation

#### **OTHER PROVISIONS**

#### The above offer includes $\underline{\$ N/A}$ as cost cure for

Grantor may execute and deliver fee simple title to the Department of Transportation to the above referenced right of way and an additional  $\underline{N/A}$  acres of land owned by the undersigned adjacent to and abutting on the above numbered highway for the total consideration of  $\underline{N/A}$  which includes payment for the above referenced right of way requirements, other rights and conditions described herein and additional lands. This additional land is shown on the attached plat as Parcel No. 9

# The undersigned herein agrees for the same consideration, to provide, without cost to the Department of Transportation, a quit claim deed or such other releases as may be required by the closing attorney from any tenant now in possession of subject property and any other parties having a claim or interest in subject property. Limited Access Highway and approaches thereto on the above numbered Highway and all of the remaining real property of the undersigned except at such points as designated by the Department of Transportation. This paragraph is not applicable unless access rights are indicated on the attached plat. The said parcel of land as above indicated is shown upon plans on file in the office of the Department of Transportation, Atlanta, Georgia, and said plans being identified as Project Identification Number **713300** I (We) do (do not) elect to retain improvements as set out in Special Provision. I (We) do (do not) elect to execute and deliver deeds set out in Other Provisions. Witness my hand and seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_. (L.S.) \_\_\_\_(L.S.) Signed, Sealed and Delivered in the presence of: Notary Public ACCEPTED: DEPARTMENT OF TRANSPORTATION BY: District Right of Way Team Manager (Date)

It is further agreed for said consideration to convey and relinquish to the Department of Transportation all rights of access between the

I, the undersigned, understand that I will have no current nor future "property interests" in any median-cut constructed on this project. That this, or any other median-cut, may be closed, relocated, or otherwise modified before, during or after the initial installation. This paragraph is not applicable unless median-cut construction pertains to this project.

#### PI#: 713300

GEORGIA,	Dekalb	COUNTY



#### DATE: 6-16-2020

TYPE: <u><b>BUSINESS</b></u>	PROJECT #	: IMNHO-0285-01(352)	
PI#: 713300 OWNER NAME/MAILING ADDRESS:	COUNTY: Dekal Dekalb County		
	1300 Commence Drive, Decatur, GA	30030	

PROPERTY ADDRESS: 3545 International Park Drive Atlanta, GA 30316

I, the above named, do hereby certify that I have this date received a copy of the State of Georgia's Brochure "What Happens When Your Property is Needed for a Transportation Facility".

(OWNER SIGNATURE)			-	(DATE)
GDOT REPR PHONE #:	ESENTATIVE: 404-865-3371	Joshua Davis	EMAIL:	Joshua.davis@greshamsmith.com
	(GDOT SIGN	ATURE)	-	(DATE)
				ROW-RA-2-D – Revision Date: 2/10/20



# Summary Statement Basis For Just and Adequate Compensation

1. PROJECT #: IMNHO-0285-01(352)		County: De	ekalb			Parcel: 9
2. OWNER NAME/MAILING ADDRESS:	Dekalb 1300 C	•	rive Deca	ntur, GA 30030		
3. PROPERTY ADDRESS: 3545 International F	ark Atla	nta, GA 3031	16			
4. FAIR MARKET VALUE (see attached Market	et Data Ir	nformation):				
Right of Way; 230,814.21 SF X \$0.08 <u>SF</u> = Permanent Easement:AC/SF X \$ Temporary Easement:AC/SF X \$ Estimated Value of Improvement(s): Cost to Cure: Estimated Value of all consequential or severance Estimated Value of REMAINDER:	  e damag	AC/SF X AC/SF X es:	<u>%</u> = <u>%</u> =	\$18,465 \$ \$ \$ \$ \$	\$	
TOTAL ESTIMATED FAIR MARKET VALU		ut the Remaining			\$ \$	18,465
(This value is the amount approved by the State f decreases or increases in value caused by this proj		rchase of the	required	property and does	s not	contain conjectural
5. Division of Interests						
NAME KIND	OF INT	EREST		<u>ESTIMATEI</u>	) V	ALUE
Dekalb County	FEE			\$ 18,465		
Total Estimated Fair Market Value:				\$ 18,500	(	Rounded)
6. If you wish to retain and remove, at your own	expense	, improveme	nts owned	d by you, we will:		
(a) Deduct at Closing \$ (Salvag	e Value)	and/or				
(b) Deduct at Closing \$ (Per	rformanc	e Bond)				
	,	Total Withhe	eld at Clo	sing \$		
You may be entitled to certain benefits under our they will be explained separately.	Relocatio	on Assistance	e Program	n. As these benefit	ts ar	e of a special nature,
DATE: 6-16-2020 PREPARED I	BY: <u>J</u>		Negotiato	pr		

A. 2.

Market Data Inform	nation	
Vacant Land Sales		
Address	DB	Page
2058 Bouldercrest Rd	26	842 79
3535 River Rd	27	755
Improved Land Sales (If Applicable)		
Address	DB	Page
<u>Rentals (If Applicable)</u>		
Address		
		•
Other Sales (Proximity if Applicable)		and the second second
Address	DB	Page





### **Owner's Receipt of Plans & Explanation Acknowledgement**

### DATE: 6-29-2020

OWNER NAME/MAILING	Dekalb County								
ADDRESS:	1300 Commerce Driv	e, Decatur, (	JA 300	)30					
TYPE: <u><b>BUSINESS</b></u>		PROJEC	T #:	IMNHO-0285-01(	352)				
PI#: 713300	COU	NTY: D	ekalb		PARCEL:	32			
PROPERTY ADDRESS: 2200	Wildcat Road Atlanta,	, GA 30316							
I have this date received the following full-sized and / or half-sized (to scale):									
Right of Way plans, dated:	6-20-2018	Last rev	vised:		N/A				
Roadway Construction Plans d (Negotiator to initi	ated: <u>1/29/2</u> al and date bottom righ		blans o	n date given to prop	erty owner.)				
Driveway profiles (if applicable (Negotiator to initi	e) dated: al and date bottom righ	it corner of j	olans o	n date given to prop	erty owner.)				
Also, I acknowledge that the Rig the above stated plans to me (us)	• •				-	s explained			
Dekalb Cou (OWNER NAME -				(OWNER SIGNA	TURE)				
(OWNER NAME -	PRINTED)			(OWNER SIGNA	ATURE)				
GDOT REPRESENTATIVE:	Joshua Davis								
PHONE #: 404.865.3471		EMAIL:	Josh	uua.Davis@gresham	smith.com				
				6-29-2020					
(GDOT SIGNA	TURE)			(DATE)					



# **Availability of Incidental Payments: Claim Form**

						PROJECT #		IMNH	O-0285-0	)1(352)		
PI#	7133	0			COUN	TY Dekalb				PARC	EL	32
OWNER ADDRE		ME/MAILING			ce Drive	Decatur, A 30		80		DATE:	6-29	9-2020
PHONE	PHONE #: 404-678-2715 SOCIAL SECURITY # OR FEI# (include SSN for each property owner)											
	PROPERTY ADDRESS: 2200 Wildcat Road Atlanta, GA 30316											
incurred d and 2. Sur the event described	This is to advise you that due to the acquisition of the above project and parcel, you are eligible for reimbursement for expenses you may have incurred due to the Georgia Department of Transportation purchasing your property. These expenses may include:1.Pro-rata portion of taxes, and 2. Survey work. Pro-rata tax deductions are normally handled at closing on a total acquisition situation. However, if they are not, or in the event of condemnation, it will be <b>your</b> responsibility to provide to the Department of Transportation copies of your paid receipt(s) as described in Property Tax Payments section below.											
1.Propert	ty Ta	<u>x Payments</u> are	handled a	s follows:								
r	Then		your proper	rty tax bill fo	or the curre	ent year of acquis	siti	on, you s	hould imn			be withheld at closing. rd the property tax bill
1	portic		quired by th	e Departme	nt upon rec	ceiving a copy of	yo	our paid t	ax bill rece			a share of taxes on the rty tax receipt(s) must
Right of Way Incidentals Coordinator Georgia Department of Transportation Office of Rights of Way, 14 <sup>th</sup> Floor – Right of Way Property Taxes 600 West Peachtree Street, N.W. Atlanta, Georgia 30308												
You may result of c	also constr nfirm	uction of the pro construction cor	imburseme oject. Please	nt for <u>reason</u> note that it	<u>nable</u> surv is your res	sponsibility to ob	otai	in pre-ap	proval from	m your as	signe	hat were removed as a d Right of Way agent, Way Agent for survey
<b>Right</b> of	Way	y Agent:		arwell		Phone:		404	4-865-337	1		Email:
	semika.harwell@greshamsmith.com (1) Contact your Right of Way Agent before proceeding with survey; send estimate and obtain pre-approval.											
(2) Your Right of Way Agent will need this completed claim form, survey estimate, and paid receipt in order to submit claim to General Office for reimbursement.												
Survey Es Pre-appro	Survey Pre-Approval: For Department Use Only     Survey Estimate Amt: \$ Date of Estimate: Survey Reimbursement Amt Approved:     Pre-approved Signature (for Reimbursement):, GDOT Right of Way Project Manager											
required.	You		eighteen (	18) months	of the date	e your property						he attached W9 is hich must be filed
Sincerely	,											

Form	W	-9
(Rev. C	october :	2018)
		he Treasury e Service

#### Request for Taxpayer Identification Number and Certification

Give Form to the requester. Do not send to the IRS.

1 Name (as shown on your income tax return). Name is required on this line; do not leave this line blank.

2 Business name/disregarded entity name, if different from above e' 3 Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only one of the 4 Exemptions (codes apply only to page following seven boxes. certain entities, not individuals; see instructions on page 3): Print or type. Specific Instructions on C Corporation S Corporation Partnership Trust/estate Individual/sole proprietor or single-member LLC Exempt payee code (if any) □ Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) ► Note: Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is Exemption from FATCA reporting code (if any) another LLC that is not disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member LLC that is disregarded from the owner should check the appropriate box for the tax classification of its owner. Other (see instructions) lies to accounts maintained outside the U.S.) 5 Address (number, street, and apt. or suite no.) See instructions. Requester's name and address (optional See 6 City, state, and ZIP code 7 List account number(s) here (optional) Taxpayer Identification Number (TIN) Part Social security number Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see How to get a TIN. later. or Employer identification number Note: If the account is in more than one name, see the instructions for line 1. Also see What Name and Number To Give the Requester for guidelines on whose number to enter.

#### Part Certification

Under penalties of perjury, I certify that:

1. The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and

2. I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and

3. am a U.S. citizen or other U.S. person (defined below); and

4. The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

Certification instructions. You must cross out item 2 above if you have been notified by the IRS that you are currently subject to backup withholding because you have failed to report all interest and dividends on your tax return. For real estate transactions, item 2 does not apply. For mortgage interest paid, acquisition or abandonment of secured property, cancellation of debt, contributions to an individual retirement arrangement (IRA), and generally, payments other than interest and dividends, you are not required to sign the certification, but you must provide your correct TIN. See the instructions for Part II, later.

Sign	Signature of
Here	U.S. person ►

#### **General Instructions**

Section references are to the Internal Revenue Code unless otherwise noted.

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#### **Purpose of Form**

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Cat. No. 10231X

Form W-9 (Rev. 10-2018)



Russell R. McMurry, P.E.,Commissioner One Georgia Center 600 West Peachtree Street, NW Atlanta, GA 30308 (404) 631-1000 Main Office

DATE: 6-19-2020

Dekalb County 1300 Commerce Drive Decatur GA 30030

### **RE: PROJECT:** IMNHO-0285-01(352) **COUNTY**: Dekalb **PARCEL: 32 P.I. #:** 713300

Dear Dekalb County:

The Department is in the process of purchasing property to improve the roadway designated above. In order to make this project possible, <u>0.021</u> acres or <u>914.45</u> square feet of your property in fee, and <u>N/A</u> square feet of easement for <u>N/A</u> will be needed. This is more particularly shown on the plat attached to the option provided with this letter.

Your property has been valued by qualified appraisers who, after careful consideration, have found the Fair Market Value of the property and/or rights to be purchased, and damages to the remainder, if any, to be \$2,200.00. The attached form, entitled "Summary Statement Basis for Just and Adequate Compensation", separates certain elements comprising the above listed value.

Our Right of Way Specialist, Joshua Davis located at <u>600 West Peachtree Street NW, Suite 1550, Atlanta, GA</u> <u>30308.</u> Email: <u>joshua.davis@greshamsmith.com</u> Phone: <u>404-865-3471</u> representing the Department, is authorized to explain this and discuss the full effect of the purchase and your rights as provided by law. They will also provide you with a brochure, which comprehensively outlines the procedures used in purchasing rights of way.

If you will agree to the terms expressed herein by signing the enclosed "Option for Right Of Way" and returning it to the Right of Way Specialist, it will be promptly submitted for closing and payment.

Sincerely,

District Engineer BY:

Ruthi C Goves

Ruthie C. Jones, Sr, Associate Right of Way Program Manager/Department Leader Gresham Smith on behalf of the Georgia Department of Transportation District Right of Way Team Manager/or Consultant



# **Option for Right of Way**

GEORGIA, Dekalb

COUNTY

PI#: 713300

PARCEL: 32

Received of <u>The Department of Transportation</u>, the sum of One (\$1.00) Dollar, the receipt whereof is hereby acknowledged, and in consideration thereof, and in consideration of the benefits derived by me from the proposed project mentioned herein, I bind myself, my heirs, executors and assigns as follows:

If the said Department of Transportation , shall within 60 days after date hereof pay me the sum of 2,200.00 when the undersigned agrees to execute and deliver to the Department of Transportation fee simple title and easements to the land owned by the undersigned, which is shown reflected in color on the right of way map attached hereto and made a part hereof by reference, to be used for highway purposes on the, <u>L</u> <u>285 at Bouldercrest Road</u> being Parcel <u>32</u> consisting of <u>0.021</u> acres in fee and <u>N/A</u> square feet of easement on Georgia Highway Project Identification Number <u>713300</u>

It is agreed and understood that all TEMPORARY EASEMENTS are limited to the period required for the construction of said project and upon completion and acceptance of same by the Department of Transportation from the contractor, said TEMPORARY EASEMENT will terminate.

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- 2. Grantor will comply with all laws, ordinances, and regulations of building codes applicable to demolition or removal of buildings in Georgia and hold the Department of Transportation and the county of <u>Dekalb</u> harmless as to any claim in connection therewith.
- 3. It is understood and agreed that no utility connections shall be made or allowed to relocated structures across or from a limited access right of way, and it is understood and agreed that grantor has agreed to bargain, sell and convey to the Department of Transportation all existing utility rights, and the Department will not be liable in any way for utility reconnections adjacent to acquired rights of way or any subsequent location of improvements.
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#### The above offer includes $\underline{\$ N/A}$ as cost cure for

Grantor may execute and deliver fee simple title to the Department of Transportation to the above referenced right of way and an additional  $\underline{N/A}$  acres of land owned by the undersigned adjacent to and abutting on the above numbered highway for the total consideration of  $\underline{N/A}$  which includes payment for the above referenced right of way requirements, other rights and conditions described herein and additional lands. This additional land is shown on the attached plat as Parcel No.

# deed or such other releases as may be required by the closing attorney from any tenant now in possession of subject property and any other parties having a claim or interest in subject property. It is further agreed for said consideration to convey and relinquish to the Department of Transportation all rights of access between the Limited Access Highway and approaches thereto on the above numbered Highway and all of the remaining real property of the undersigned except at such points as designated by the Department of Transportation. This paragraph is not applicable unless access rights are indicated on the attached plat. The said parcel of land as above indicated is shown upon plans on file in the office of the Department of Transportation, Atlanta, Georgia, and said plans being identified as Project Identification Number **713300** I (We) do (do not) elect to retain improvements as set out in Special Provision. I (We) do (do not) elect to execute and deliver deeds set out in Other Provisions. Witness my hand and seal this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_\_\_. (L.S.) \_\_\_\_(L.S.) Signed, Sealed and Delivered in the presence of: Notary Public ACCEPTED: DEPARTMENT OF TRANSPORTATION BY: District Right of Way Team Manager (Date)

COUNTY

GEORGIA, Dekalb

The undersigned herein agrees for the same consideration, to provide, without cost to the Department of Transportation, a quit claim

PI#: 713300



# Summary Statement Basis For Just and Adequate Compensation

1. PROJECT #: IMNHO-0285-01(352)		County: De	kalb			Parcel: 32
2. OWNER NAME/MAILING ADDRESS:	Dekalb 1300 C	•	, Decatu	r, GA 30030		
3. PROPERTY ADDRESS: 2200 Wildcat Road	Atlanta,	GA 30316				
4. FAIR MARKET VALUE (see attached Marke	et Data Ir	formation): S	\$2,200.00	)		
Right of Way:914.45 SF X \$0.75 SF=Permanent Easement: SF X \$ =Temporary Easement: AC/SF X \$Estimated Value of Improvement(s): SignCost to Cure:Estimated Value of all consequential or severanceEstimated Value of REMAINDER:			<u>%</u> =	\$700.00 \$ \$ \$1,500.00 \$ \$	\$	
TOTAL ESTIMATED FAIR MARKET VALUE		ut the Remain ing the Rema			\$ \$	2,200.00
(This value is the amount approved by the State for decreases or increases in value caused by this proj		rchase of the	required	property and does	not	contain conjectural
5. Division of Interests						
NAME KIND	OF INT	EREST		<u>ESTIMATEI</u>	$\mathbf{V}$	ALUE
Dekalb County	FEE			\$ 2,200.00		
Total Estimated Fair Market Value:				\$ 2,200.00	(	(Rounded)
6. If you wish to retain and remove, at your own	expense	, improvemer	nts owned	d by you, we will:		
(a) Deduct at Closing \$ (Salvage	e Value)	and/or				
(b) Deduct at Closing \$ (Per	formanc	e Bond)				
	,	Total Withhe	ld at Clo	sing \$		
You may be entitled to certain benefits under our they will be explained separately.	Relocatio	on Assistance	Program	n. As these benefit	s ar	e of a special nature,
DATE: <u>3-1-2022</u> PREPARED F		oshua Davis taff Negotiate	or			



#### DATE: 6-29-2020

TYPE: <u>BUSINESS</u>	PROJECT #:	IMNHO-0285-01(352)
PI#: 713300 OWNER NAME/MAILING ADDRESS:	COUNTY: Dekalb Dekalb County 1300 Commence Drive, Decatur, GA 30	PARCEL: 32

PROPERTY ADDRESS: 2200 Wildcat Road Atlanta, GA 30316

I, the above named, do hereby certify that I have this date received a copy of the State of Georgia's Brochure "What Happens When Your Property is Needed for a Transportation Facility".

	(OWNER SIG	NATURE)	-	(DATE)
	ESENTATIVE:	Joshua Davis		
PHONE #: 404-865-3471			EMAIL:	joshua.davis@greshamsmith.com
			_	
	(GDOT SIGN	ATURE)		(DATE)
				ROW-RA-2-D – Revision Date: 2/10/20

### DEPARTMENT OF TRANSPORTATION RIGHT OF ENTRY

# STATE OF GEORGIA

**WE THE UNDERSIGNED**, in order to expedite the improvements of Georgia Department of Transportation project number PI 713300 IMNH0-0285-01(352) Dekalb County, and in consideration of the sum of One Dollar (\$1.00) to each of us in hand paid, the receipt of which is hereby acknowledged, do hereby grant to the Department of Transportation, the right to enter upon the right of way described as Parcel No(s) 1, 9 and 32 and reflected in color on the map and drawing hereto attached, for the purpose of completing Construction of said Project.

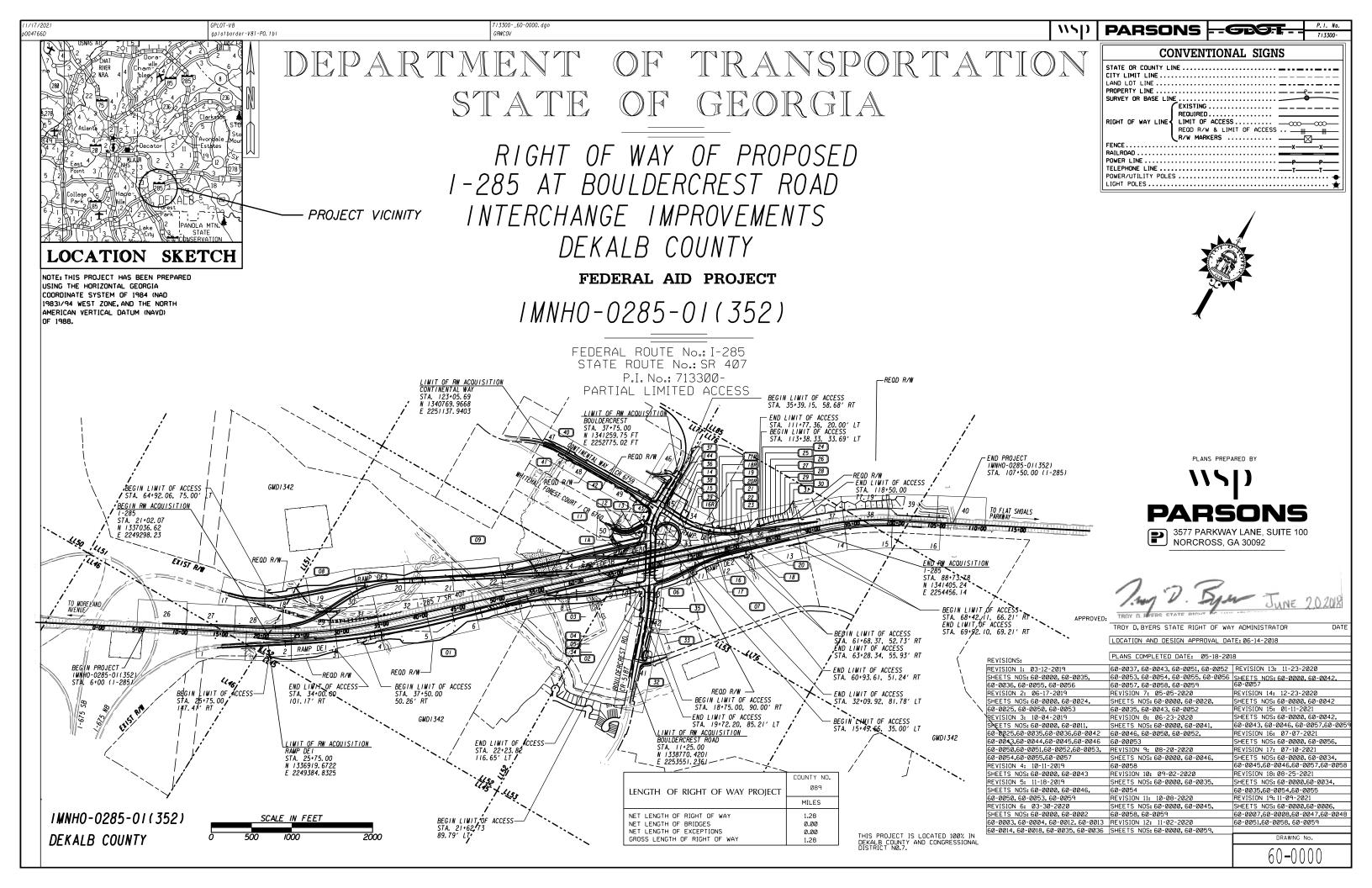
THIS DOCUMENT IN NO WAY AFFECTS FUTURE NEGOTIATIONS BETWEEN THE DEPARTMENT OF TRANSPORTATION AND THE PROPERTY OWNER(S) AND/OR THE PROPERTY OWNER'S (S') LEGAL RIGHTS TO RECEIVE PAYMENT OF COMPENSATION.

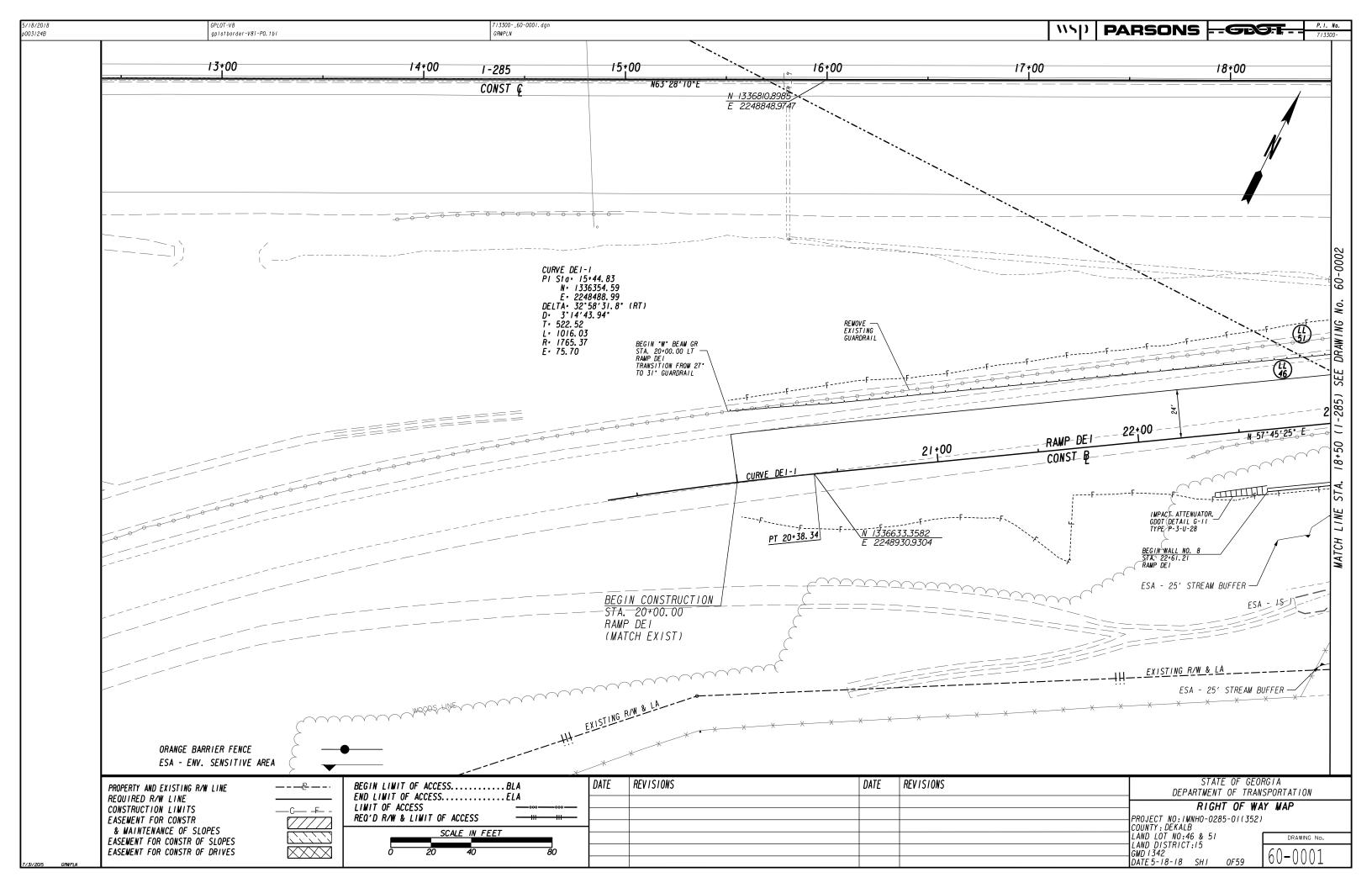
THIS AGREEMENT made this \_\_\_\_ day of \_\_\_\_\_, 20\_\_.

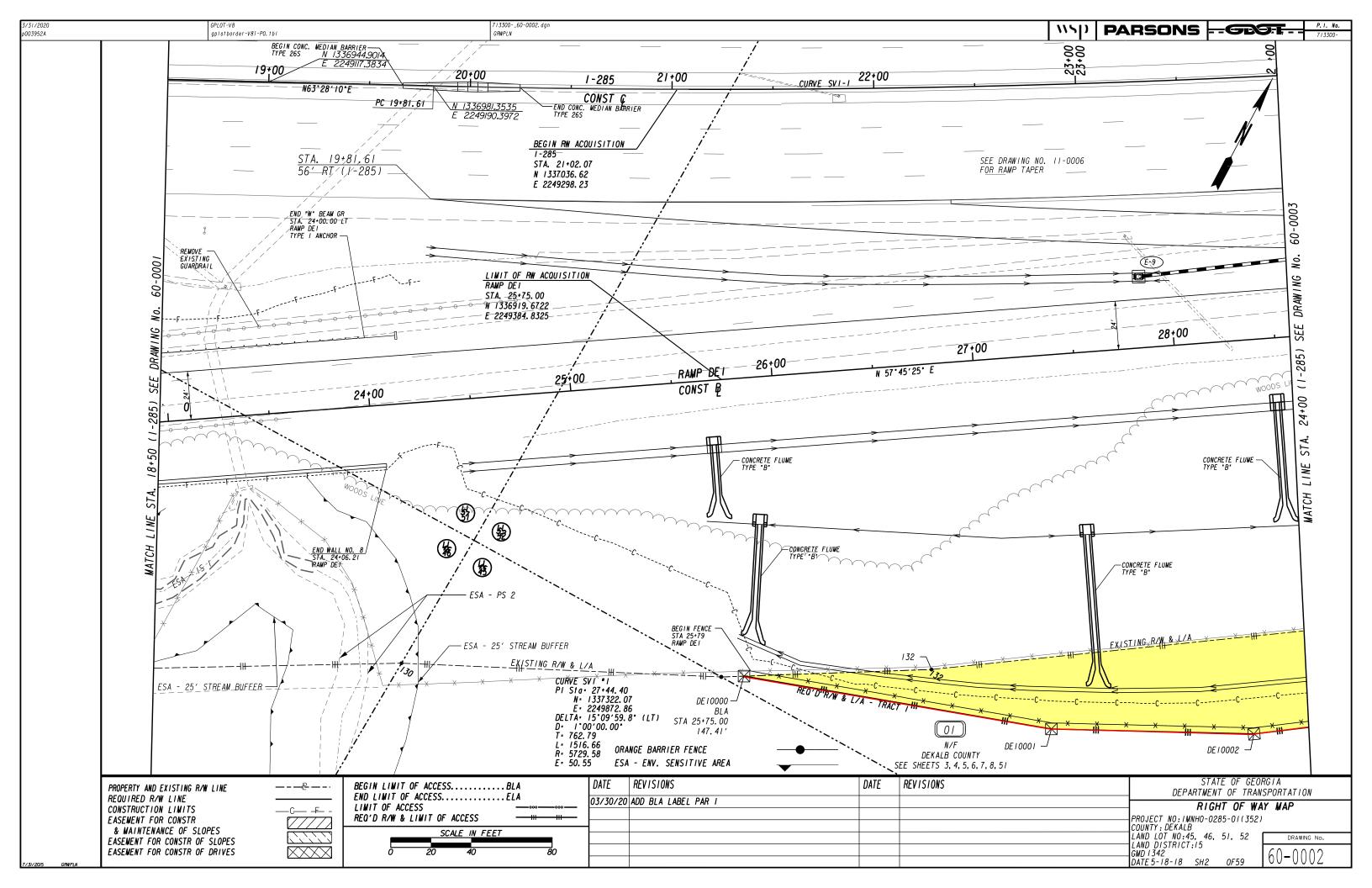
Signed, sealed & delivered in my presence this \_\_\_\_\_ day of \_\_\_\_\_, 20\_\_\_

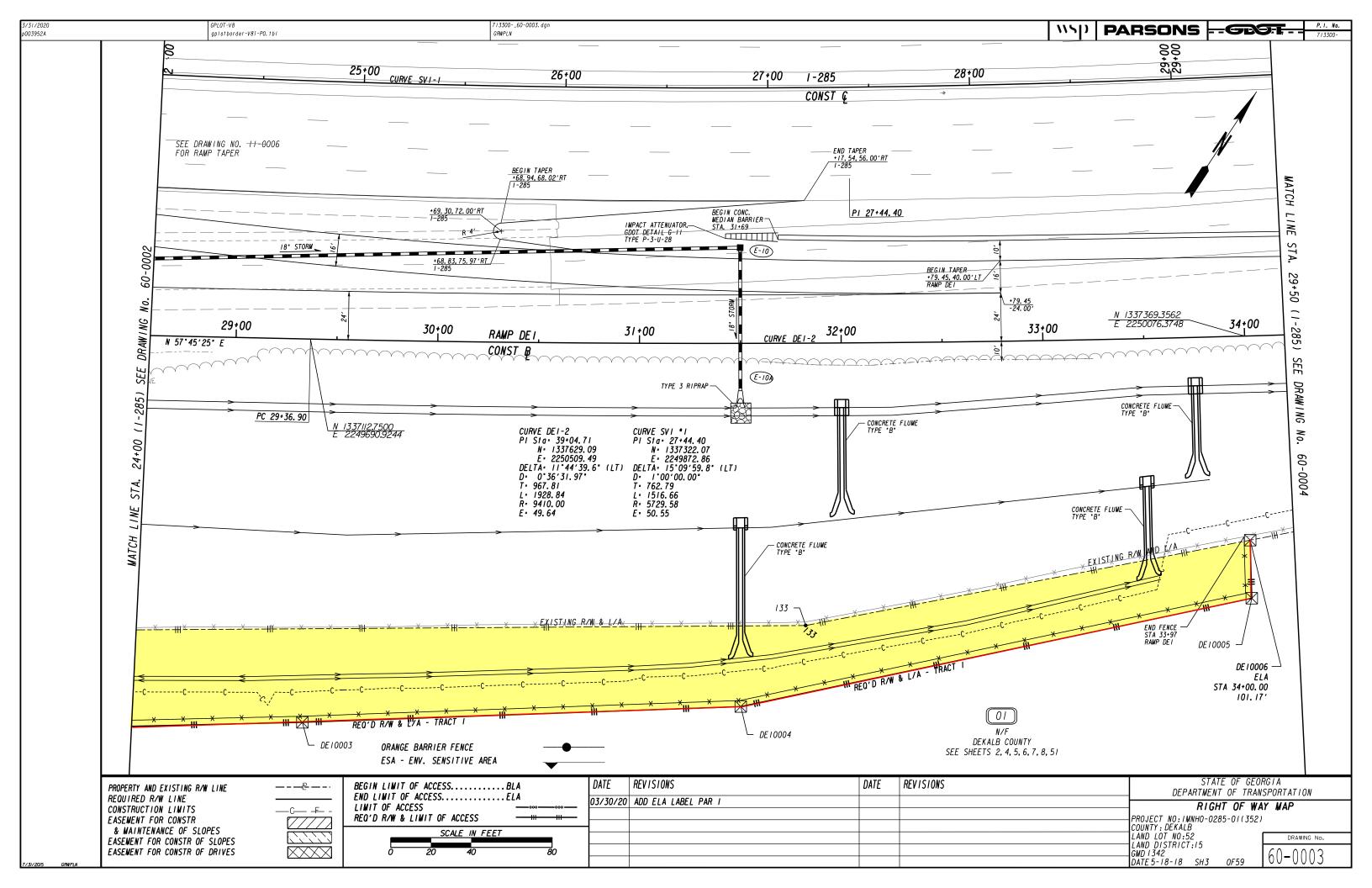
WITNESS

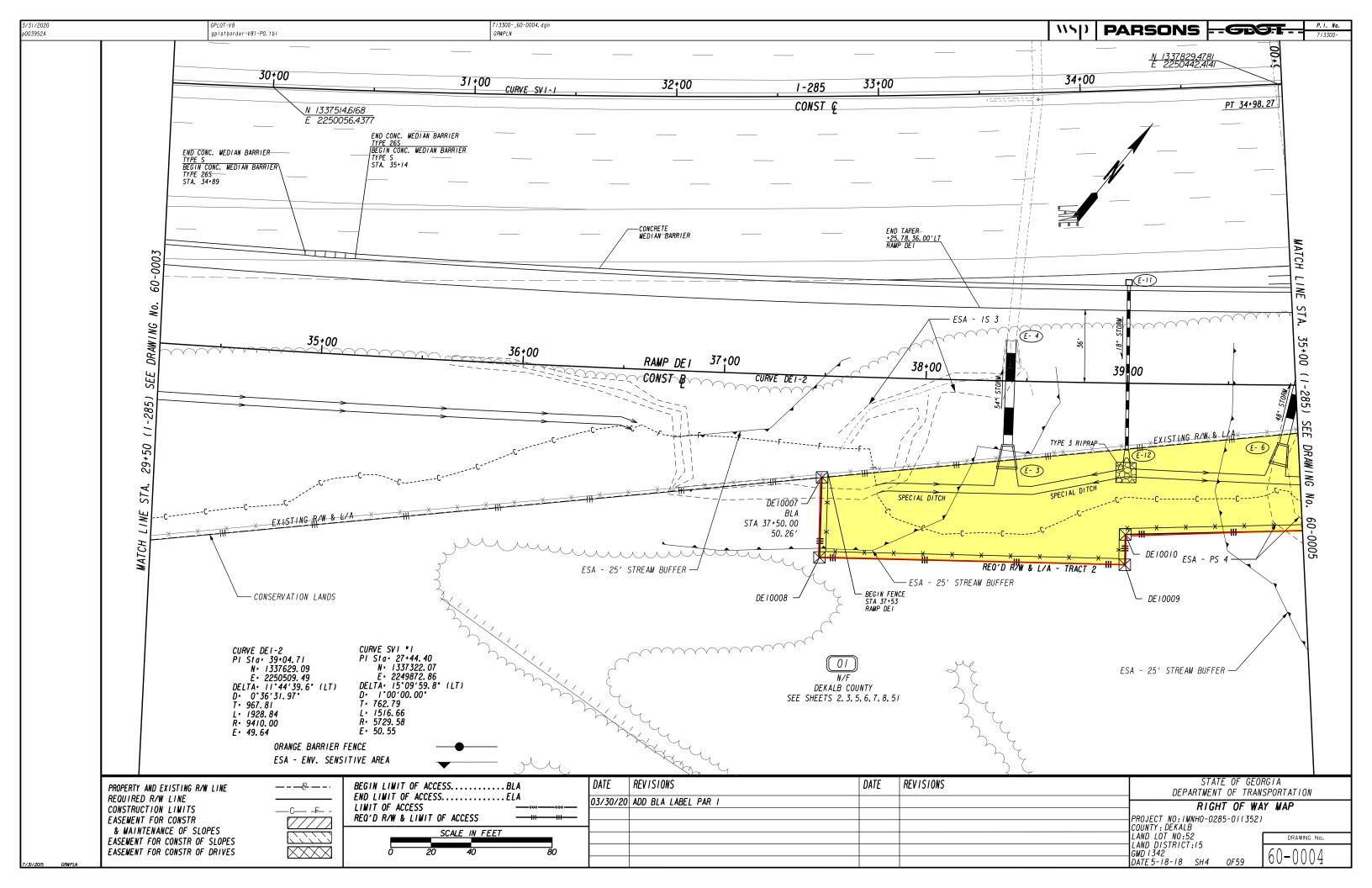
NOTARY

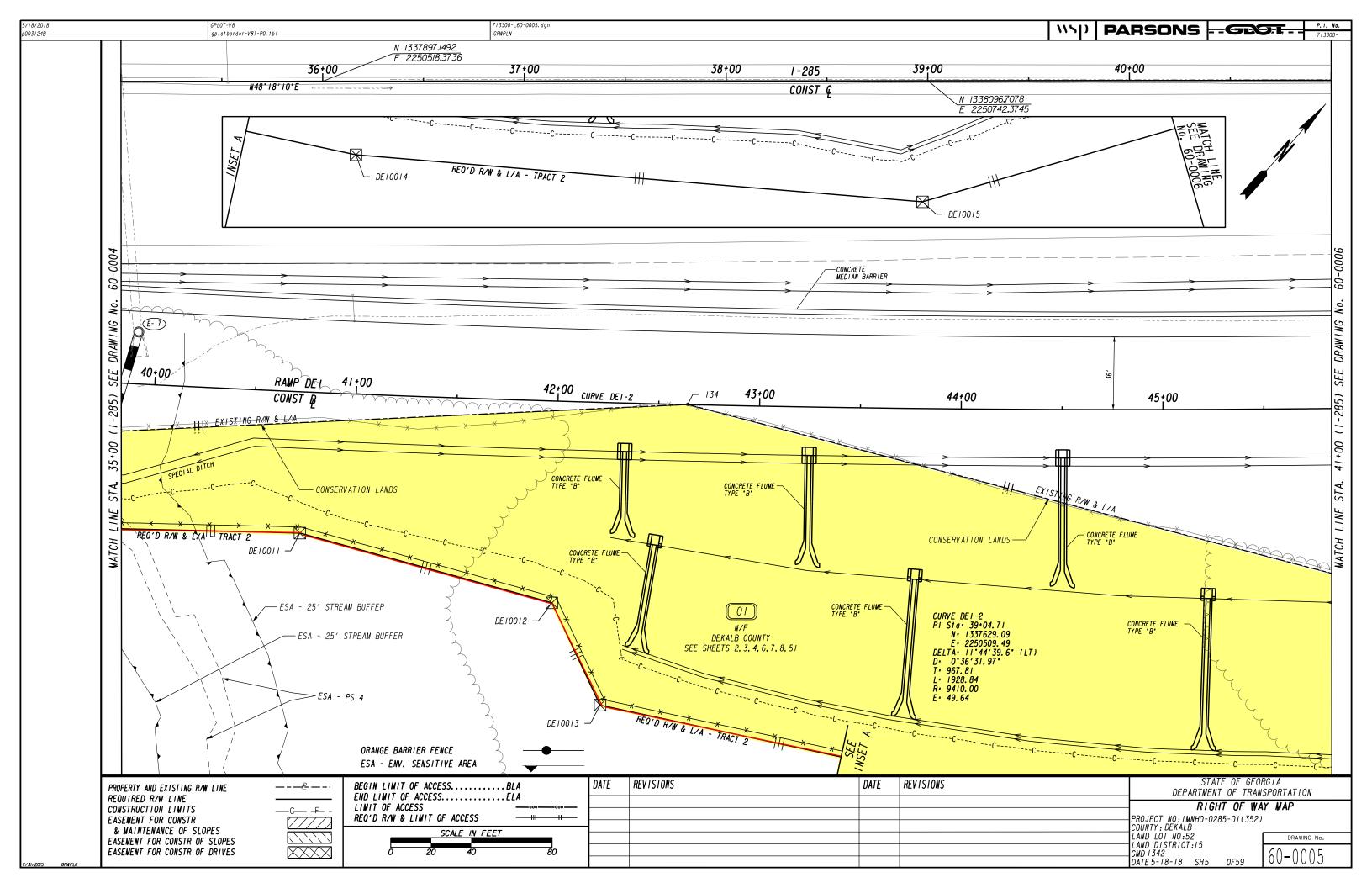


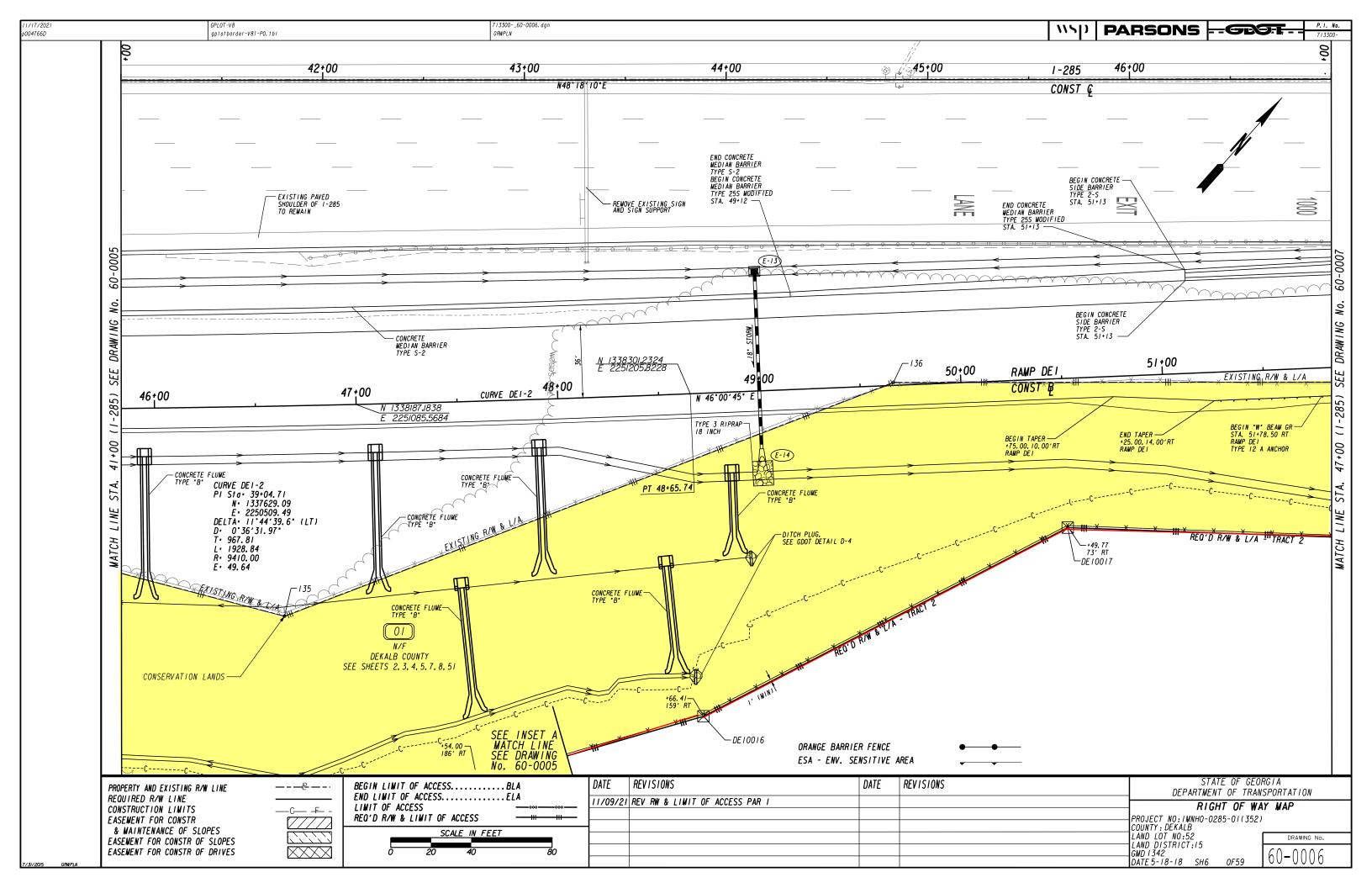


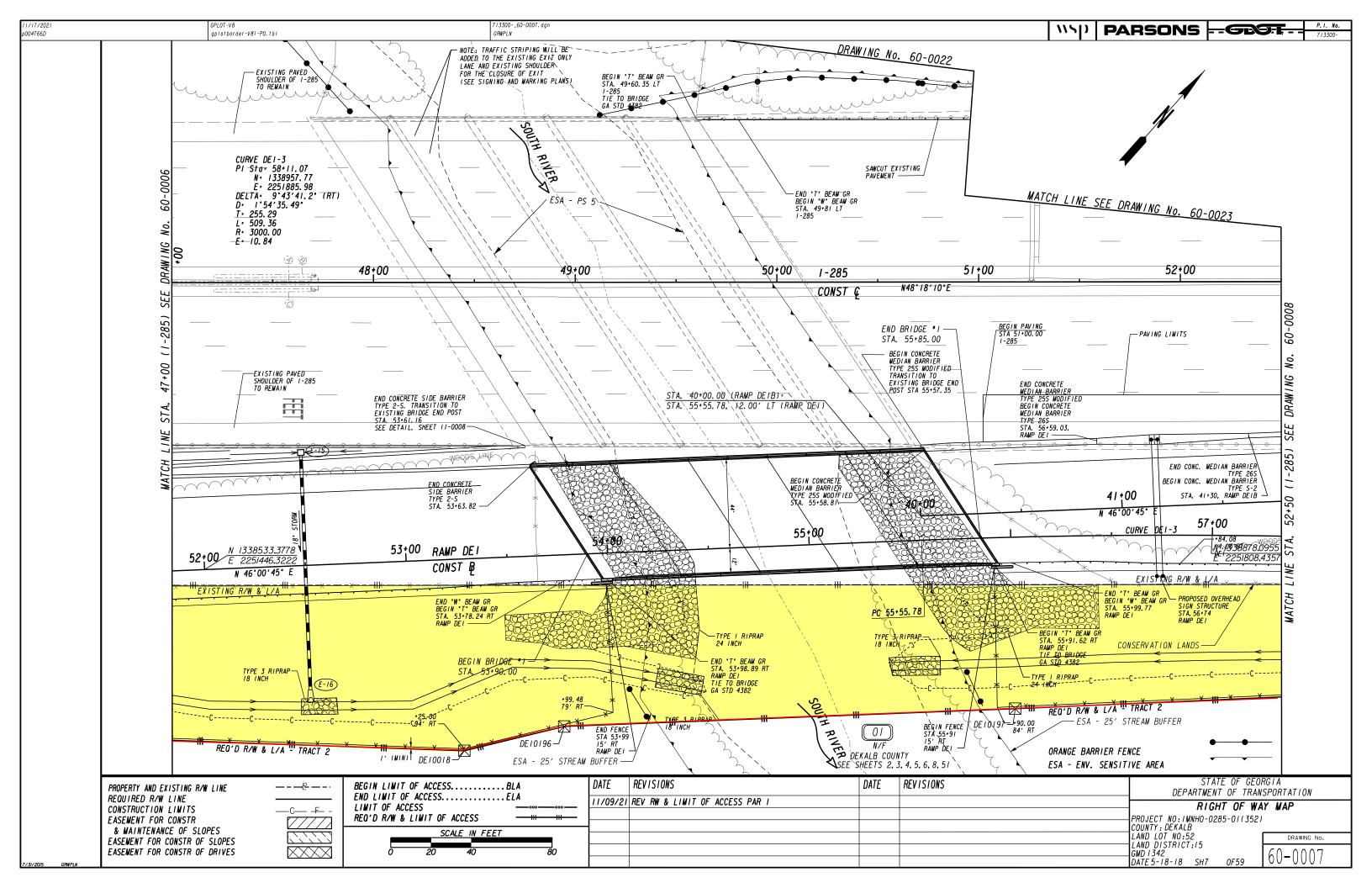


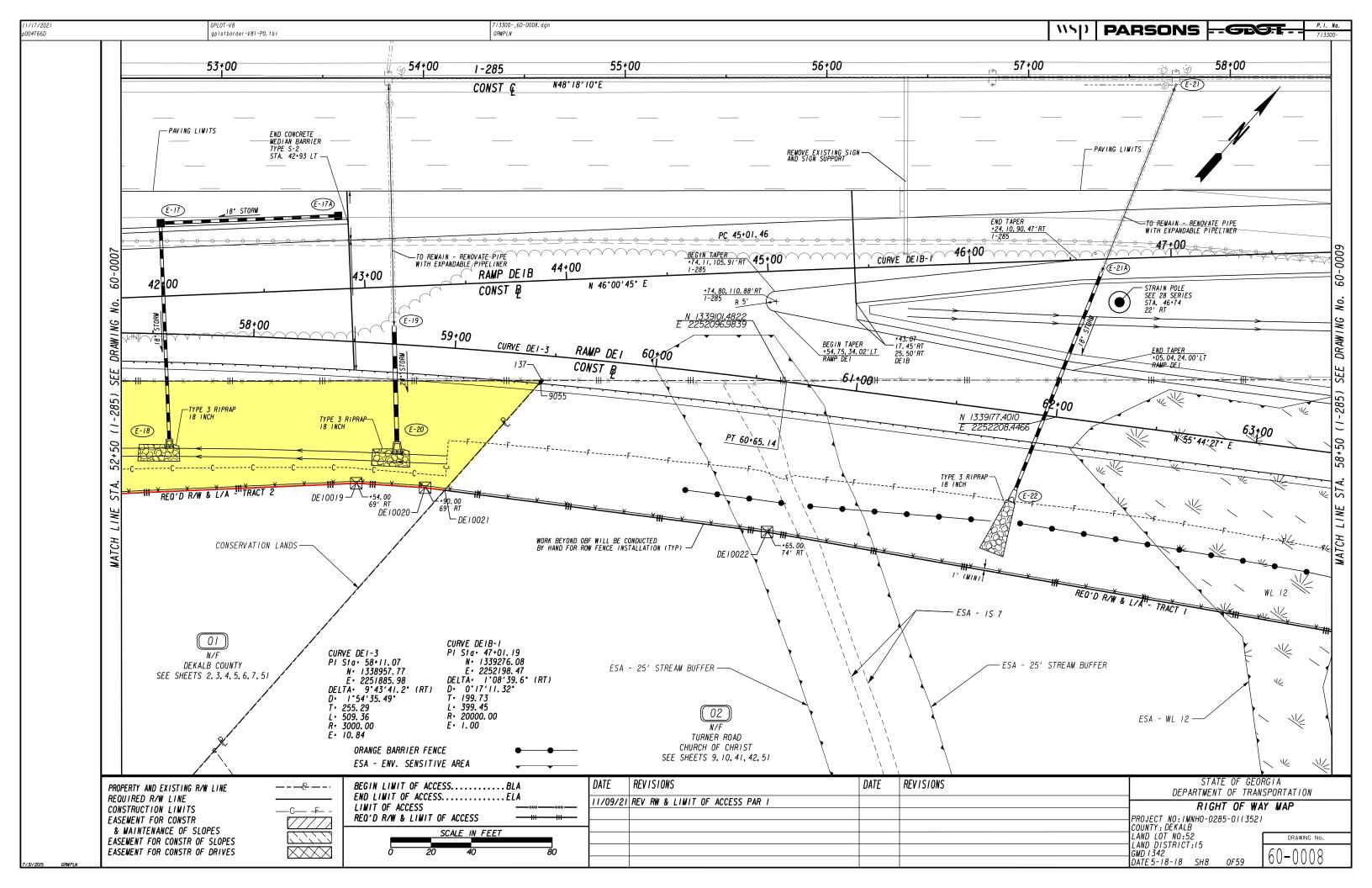


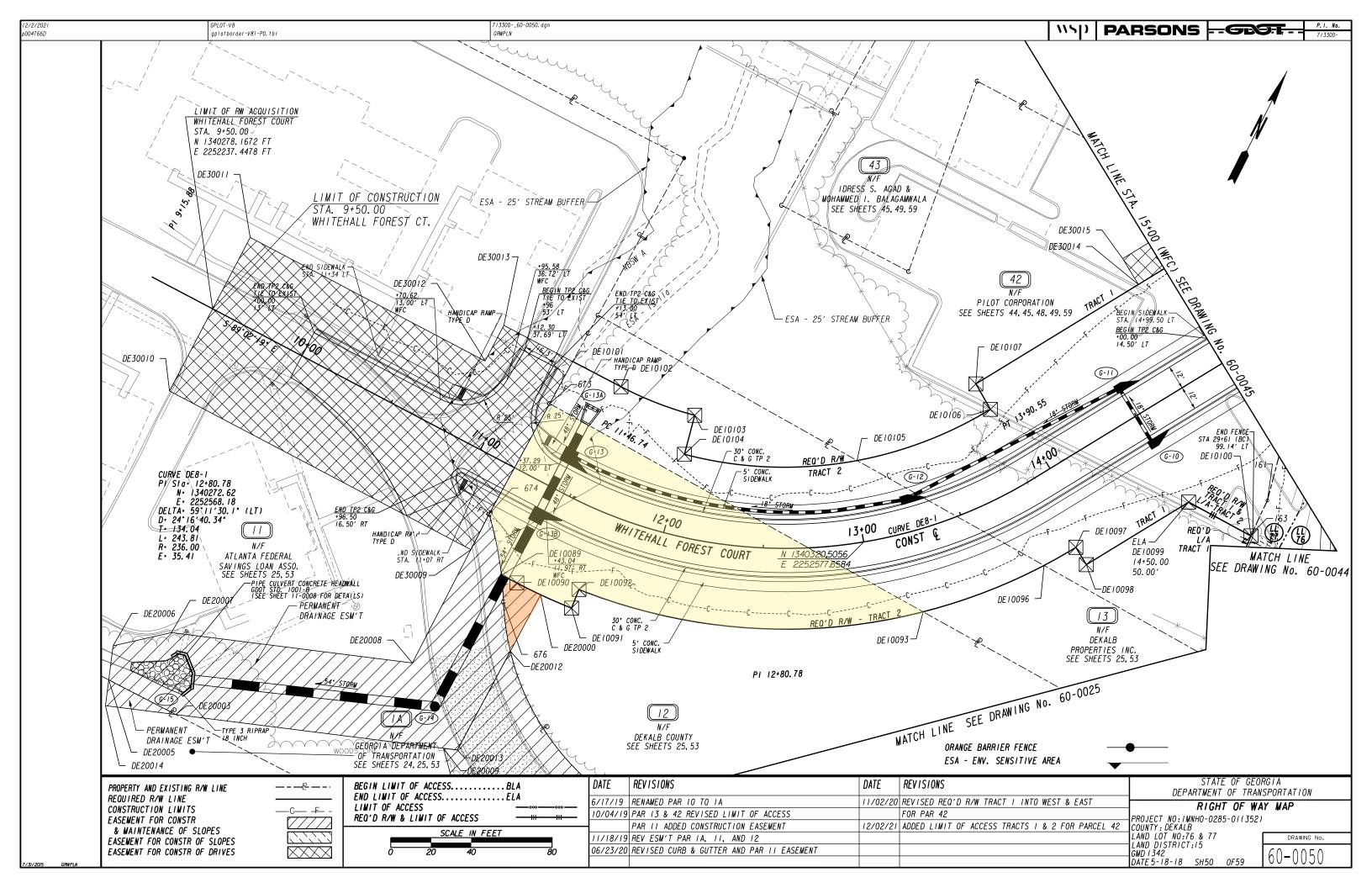












### ||/29/202| p004766D

7/31/2015

GRWPLN

GPLOT-V8 gplotborder-V81-P0.tbl

$\fbox{01}$							
		R/W DEIOOO DEKALB COUNTY					
PNT	OFFSET/ DIST	STATION/ ALIGNMENT BEARING					
DE 1 0000	147.40 R	25+75.00 RAMP DEI					
132	93.05 151.14 R	N 60°03′33.3' E 26+67.98 RAMP DEI					
133	517.60 139.90 R	N 56°09'18.2' E 31+81.76 RAMP DEI					
DE 1 0006	224.40 101.17 R	N 45' 39' 44. 2' E 34+00.00 S 35' 03' 46. 1' E					
DE 10005	28.83 130.00 R	S 35'03'46.1" E 34+00.00 RAMP DEI					
DE 1 0004	258.98 180.00 R	34+00.00 S 44*34'03.6'W 31+50.00 RAMP DEI					
DE 10003	217.52 190.00 R 112.01	S 54*28'23.9'W 29+36.90 RAMP DEI S 55*11'54.6'W					
DE 1 0002	195.00 R						
DE 1 0 0 0 1	100.50 185.00 R 154.64	20723,00 S 63°28′03,1' W 27725,00 S 71°49′44,8' W 2675 00 PAMP DEI S 71°49′44,8' W					
DE 10000	147.40 R	ZJ'IJ.UU NAME ULI					
REQD R/W REQD R/W	TRACT I = 29 TRACT I = 0.	9384.53 SF 675 ACRES					
PAR I TRACT	2 REQ'D	R/W DEIOOI DEKALB COUNTY					
PNT	OFFSET/ DIST	STATION/ ALIGNMENT BEARING					
DE 1 0007	50. <u>2</u> 6_ R_	37+50.00 RAMP DEI					
134	518.17 0.12 L 413.61	37+50.00 RAMP DEI N 45 39'44.2" E 42+64.42 RAMP DEI					
135	413.61 104.10 R	N 63 03 14.2" E 46+62.51 RAMP DEI					
136	104, 10 R 323, 35 1, 54 L 975, 74	42:64.42 - RAMP DEI N 63:03:14.2' E 46:62.51 RAMP DEI N 27:21'31.3' E N 48:160.55 RAMP DEI N 48:18:09.7' E 59:44.29 RAMP DEI 5 0'36'56.7' W 59:43.70 RAMP DEI 5 0'09'47.9' E 59:00.14 RAMP DEI 5 55'44'36.7' W 58:90.00 RAMP DEI					
137	12.43 R 0.99	59+44.29 RAMP DEI					
9055	13.22 Ř 71.65	59+43.70 RAMP DEI S.0'09'47.9" F					
DE 10021	70.56 R 9.92	59+00.14 RAMP DEI \$ 55*44'36.7" W					
DE 1 0020	70.00 Ř 34.18	S 52'03'41.7" W					
DE10019	70.00 R 248.79	58+55.00 RAMP DEI S 45'50'19.8" W					
DE10197	85.00 R 223.75	56+00,00 RAMP DEI S 46 05'37.3" W					
DE10196	85. 00 R 50. 99	53+75.00 RAMP DEI S 34'42'09.6" W					
DE 10018 DE 10017	95. 00 R 275. 81 73. 93 R 203. 37	53+25.00 RAMPDEI S 50*23′39.2*W 50+50.00 RAMPDEI					
DE 10011	203.37 160.00 R	S 20'58'28.9" W 48+65.74 RAMP DEI					
DE10015	200.81 210.00 R	S 32'i0'33.7'W 46+75.00 RAMP DEI S 53'05'56.5'W					
DE10014	281.87 185.00 R	<pre>&lt; \ \ ' \ \ \ \ \ \ \ \ \ \ \ \ \ \ \ \</pre>					
DE 1 00 1 3	181.52 150.00 R	44+00.00 5 60'29'52.6' W 42+25.00 N 66'52'43.2' W AUD DEI N 66'52'43.2' W AUD DEI N 66'52'43.2' W					
DE10012	56.05 100.00 R	N 66°52′43.2°W 42+00.00/20 W RAMP DEI					
DE 1 00 1 1	129.65 70.00 R	42+00,00 S 63' 49' 32.9' W 40+75.00 S 49' 44'09.6' W S 49' 44'09.6' W					
	176.42 75.00 R 15.00	39+00.00 RAMP DET					
DE10010		S 38'06'25.9" E					
DE 10010 DE 10009	90.00 R	39+00.00 RAMP DEI S 52:20/58 L W					
	90.00 R 151.43 90.00 R	\$ 52*20'58 I" W					
DE 10009 DE 10008 DE 10007	90.00 151.43 90.00 39.74 50.26 TRACT 2 = 10	37+50.00 RAMP DET N 37-11/38.0°W 37+50.00 RAMP DET 91537.81 SE					
DE 10009 DE 10008	90.00 151.43 90.00 39.74 50.26 TRACT 2 = 10	59700,00 5 52:20:58.1* W 37:50.00 N 37:11'38.0* W 37:50.00 RAMP DEI 91537.81 52:00 42:52.072 ACRES 82:52.072 ACRES					

AR I LIMI	T OF ACCESS TR	ACT I DE2000 DE	KALB COUNTY
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE I 0000	147.40 R 154.64	25+75.00	RAMP DEI
DE I 000 I	185.00 R 100.50	25+75.00 N 71°49′44.8 27+25.00 N 63°28′03.1	RAMPDEI
DE 1 0 0 0 2	195.00 R 112.01	28+25.00 N 55°11′54.6	RAMP DEI
DE I 0003	190.00 R 217.52	N 54 28'23.9	RAMP DEI
DE 1 0 0 0 4	180.00 R 258.98	N 44 34'03.6	RAMP DEI
DE I 0005	130.00 R 28.83	34+00.00 N 35*03'46.	RAMP DET
DE I 0006	101.17°R	34+00.00	" RAMP DEI
IMIT OF A	CCESS LENGTH =	872.48 LF	
R I LIMIT	OF ACCESS TRA	CT 2 DE2001	DEKALB COUNTY
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
E10007	50 26 R		RAMP DEI
E10008	39.74 90.00 R 151.43	5 57 11 58.0 37+50.00	E RAMP DEI
E10009	90.00 R 15.00	37+50.00 \$ 37*11'38.0 37+50.00 N 52*20'58.1' 39+00.00 N 38*06'25.9 30+00.00	'E RAMP DEI 'W
E10010	75.00 R 176.42	N 58 06 25.9 39+00.00 N 49'44'09.6'	" RAMP DEI
E10011	70 00 R	40+75.00	, RAMP DEI
E10012	129.65 100.00 R 56.05	42+00.00 \$ 66 52'43 2	" RAMP DEI "E
E10013	150.00 R 181.52	N 65 49 52.9 42+00.00 S 66 52'43.2 42+25.00 N 60 29'52.6' 44+00 00	E RAMP DEI
E10014	185.00 R 281.87	44+00.00 N 53 05'56.5'	RAMP DEI E
E10015	210.00 R 200.81	H 60 25 32.0 44+00.00 N 53 05'56.5' 46+75.00 N 32 10'33.7' 48+65.74 N 20 58'28.9'	RAMP DEI
E10016	160.00 R 203.37	48+65.74 N 20 58'28.9'	RAMP DEI
E10017 E10018	73.93 R 275.81 95.00 R	N 20 30 20.9 50+50.00 N 50 23'39.2' 53+25.00 N 34'42'09.6 53+75.00 N 46'05'37.3'	'E RAMP DEI
E10196	50, 99	N 34°42′09.6	"E RAMP DEI
E10197	85.00 Ř 223.75 85.00 R	Ň 46 05′37.3' 56+00.00	E RAMP DEI
E10019	248.79 70.00 R	56+00.00 N 45 50'19.8' 58+55.00 N 52 03'41.7	E RAMP DEI
E10020	34. 18 70. 00 R 9. 92	N 52°03′41.7 58+90.00 N 55°44′36.7	E RAMP DEI
E10021	9.92 70.56 R	N 55°44′36.7 59+00.14	"E RAMP DEI
WIT OF AC	CESS LENGTH = 2	2279.29 LF	

7/3300-\_60-005/.dgn GRWPLN

PNT	OFFSET/ DIST	STATION/ ALIGNMENT BEARING
137	12, 43 R 524, 26	59+44.29 RAMP DEI
138	53.01 L	N 48'18'09.7" E 64+64.68 RAMP DEI
139	620.62 0.38 L	N 57°24′09.7°E 70+86.18 RAMP DEI
499	30.00 29.48 R	S 32 33 23. 3 E 70+83. 27 RAMP DEI
500	29.96 32.38 R 17.21	N 57°26′36.7°E 71+13.09 RAMP DEI
501	10.20 M	N 32'28'22.3" W 71+14.78 RAMP DEI
502	11.00 22.31 R	\$ 88°14'41.8" E 71+23.22 RAMP DET \$ 25°37'41.8" E
DE10026	38.61 60.00 R	71+14.88 RAMPDFI
DE10025	289.88 60.00 R	\$ 51*53'01.9* W 68+25.00 RAMP DEI \$ 23*48'40.9* W
DE10024	85.00 100.00 R	67+50.00 RAMP DEI
DE10023	252.53 95.00 R	S 54°05′43.3°W 65+03.95 RAMP DEI S 58°21′01.1°W
DE 1 0022	439.27 75.00 R	S 58'21'01.1" W 60+65.14 RAMP DEI S 55'44'36.7" W
DE10021	161.04 70.56 R	59+00.14 RAMP DET
9055	71.65 13.22 R	N 0*09'47.9" W 59+43.70 RAMP DEI N 0*36'56.7" E
137	0.99 12.43 R	59+44.29 KAMP DET
	TRACT I = 122 TRACT I = 2.8	2412.79 SF BIO ACRES
	2 REQ'D R	/W DE1003 TURNER ROAD CHURCH OF CHRIS
PAR 2 TRACT PNT	OFFSET/ DIST	STATION/ ALIGNMENT BEARING
	DIST 62.43 I	BEARING
PNT	DIST 62.43 L 12.57 75.00 I	BÉARING II+25.00 Bouldercrest Road Roa S 72'20'43.0" W II+25.00 Rouldercrest Road
PNT DE10031	DIST 62.43 L 12.57	BEARING

02

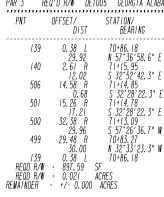
PAR 2 TRACT	2 REQ'D R/W	DEIOO3 TURN	ER ROAD CHURCH OF CHRIST
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE 1 003 1	62.43 L 12.57	11+25.00 \$ 72*20'43.0" W	Bouldercrest Road Road
DE 10030	75.00 L 434.84	11+25.00 N 17:39'17.0" W	Bouldercrest Road
DE 10029	75.00 L 13.61	15+59.84 N 73*12'13.6" F	Bouldercrest Road
171	61.40 L 434.64	15+59.64 S 17*31'04.4" E	Bouldercrest Road
DE10031 REQD R/W REQD R/W	62.43 L TRACT 2 = 5688 TRACT 2 = 0.13		Bouldercrest Road
TOTAL REQD Total reqd Remainder	R/W TRACTS I & 2	2 = 128101.70 SF 2 = 2.941 ACRES ACRES	

PAR 2	REQ'D DRWY	. EASM'T.	DE 1004	TURNER ROAD CHURCH	OF CHRIST
PNT	OFFSET/	S	TATION/	ALIGNMENT	
DE 30005 DE 30004 DE 30003 DE 30002 DE 30005	75.00 85.00 85.00 75.00 75.00	Ι Ϊ. L Ι.	3+00.00 3+00.00 3+75.00 3+75.00 3+00.00	Bouldercrest Ro Bouldercrest Ro Bouldercrest Ro Bouldercrest Ro Bouldercrest Ro	1d 1d 1d



\\\\	PARSONS CPO-T 7/330-
$\fbox{02}$	(04)
PAR 2 LIMIT OF ACCESS DE2002 TURNER ROAD CHURCH OF CHRIST PNT OFFSET/ STATION/ ALIGNMENT DIST BEARING	PAR 4 LIMIT OF ACCESS DE2003 TURNER ROAD CHURCH OF CHRIST INC. PNT OFFSET/ STATION/ ALIGNMENT DIST BEARING
DE10021 70.56 R 59+00.14 RAWP DE1 161.04 N 55'44'36.7" E DE10022 75.00 R 60+65.14 RAWP DE1 439.27 N 58'21'01.1" E DE10023 95.00 R 65+03.95 RAWP DE1 252.53 N 54'05'43.3" E DE10024 100.00 R 67+50.00 RAWP DE1 85.00 N 23'48'40.9" E DE10025 60.00 R 68+25.00 RAWP DE1 289.88 N 51'53'01.9" E	DE10026 60.00 R 71+14.88 RAMP DE1 10.23 N 51*53*01.9* E DE10027 60.00 R 71+25.11 RAMP DE1 LIMIT OF ACCESS LENGTH + 10.23 LF
DE10026 60.00 R 71+14.88 RAMP DE1 LIMIT OF ACCESS LENGTH = 1227.71 LF	05
O3 Par 3 reg'd r/w dei005 georgia alabama commercial inv.	PAR 5 REQ'D R/W DE1007 STRONG ENTERPRISES INC. PNT OFFSET/ STATION/ ALIGNMENT DIST BEARING 140 2.61 R 71+15.95 RAMP DE1 106.05 N 57'14'46.6'E 9019 12.52 R 72+21.53 RAMP DE1 48.79 551'26'47.5'E
PNT     OFFSET/ DIST     STATION/ BEARING     ALIGNMENT BEARING       139     0.38     T0+86.18     RAMP DEI       29.92     N 57'36'58.6' E     Image: State Sta	DE10028 60.00 T T2+32 B RAMP DE1 107.67 S 51'53'01.9'W DE10027 60.00 R 71+22.11 42.47 N 25'37'41.8'W 507 18.53 R 71+34.29 RAMP DE1 24.29 N 87'09'41.3'W 140 2.61 R 71+15.95 RAMP DE1 REDD R/W = 5086.92 SF REDD R/W = 0.117 ACRES REMAINDER - +/- 0.597 ACRES
30.00 N 32*33*23.3* W 139 0.38 L 70*86.18 RAMP DEI REOD R/W = 897.59 SF REOD R/W = 0.021 ACRES REMAINDER = +/-0.000 ACRES	PAR 5 LIMIT OF ACCESS TRACT I DE2004 STRONG ENTERPRISES INC. PNT OFFSET/ STATION/ ALIGNMENT DIST BEARING DE10027 60.00 R 71+25.11 RAMP DE1 107.67 S 51'53'01.9° RAMP DE1 DE10028 60.00 R 72+32.78 RAMP DE1
04	LIWIT OF ACCESS LENGTH = 107.67 LF
PAR     4     REQ'D     DE1006     TURNER     ROAD     CHURCH     OF     CHRIST     INC.       PNT     OFFSET/ DIST     STATION/ BEARING     ALIGNMENT BEARING     ALIGNMENT BEARING       140     2.61     R     71+15.95     RAMP     DEI       24.29     S     87'09'41.3'     E     RAMP     DEI       24.29     S     87'09'41.3'     E     RAMP     DEI       042.47     S     25'37'41.8'     E     RAMP     DEI       01027     60.00     R     71+25.11     RAMP     DEI     38.61     N     25'37'41.8'     W       DE10026     60.00     R     71+23.22     RAMP     DEI     38.61     N     25'37'41.8'     W       502     22.31     R     71+4.8'     RAMP     DEI     38.61     N     32'28'22.3'     W     501     15.26     R     11+4.78     R     PEI     0.63     N     32'28'22.3'     W     506     14.58     R     71+14.8' <td>PAR 5 LIMIT OF ACCESS TRACT 2 DE2005 STRONG ENTERPRISES INC. PNT OFFSET/ STATION/ ALIGNMENT DIST BEARING 9018 89.79 L 21+62.73 Bouldercrest Road 185.00 \$ 25'58'49.6' E 167 85.21 L 19+72.20 Bouldercrest Road LIMIT OF ACCESS LENGTH = 185.00 LF</td>	PAR 5 LIMIT OF ACCESS TRACT 2 DE2005 STRONG ENTERPRISES INC. PNT OFFSET/ STATION/ ALIGNMENT DIST BEARING 9018 89.79 L 21+62.73 Bouldercrest Road 185.00 \$ 25'58'49.6' E 167 85.21 L 19+72.20 Bouldercrest Road LIMIT OF ACCESS LENGTH = 185.00 LF
DATE REVISIONS	STATE OF GEORGIA DEPARTMENT OF TRANSPORTATION
	RIGHT OF WAY MAP   PROJECT NO: IMNHO-0285-01(352)   COUNTY: DEKALB   LAND LOT NO:   LAND DISTRICT: 15
	GMD 1342 DATE 5-18-18 SH51 OF59 60-0051





\\\\]	PARSONS CRO-T, P. I. No. 7/330-
(02)	(04)
PAR 2 LINIT OF ACCESS DE2002 TURNER ROAD CHURCH OF CHRIST PNT OFFSET/ STATION/ ALIGNMENT DIST BEARING	PAR 4 LINIT OF ACCESS DE2003 TURNER ROAD CHURCH OF CHRIST INC. PNT OFFSET/ STATION/ ALIGNMENT DIST BEARING
DE10021     70.56     R     59+00.14     RAMP     DE1       161.04     N     55'44'36.7'     E       DE10022     75.00     R     60+65.14     RAMP     DE1       439.27     N     58'21'01.1'     E     E       DE10023     95.00     R     65+03.95     RAMP     DE1       252.53     N     54'05'43.3'     E     E     DE10024     100.00     R     67+50.00     RAMP     DE1       DE10024     100.00     R     67+50.00     RAMP     DE1	DE10026 60.00 R 71+14.88 RAMP DEI 10.23 N 51*53*01.9* E DE10027 60.00 R 71+25.11 RAMP DEI LIMIT OF ACCESS LENGTH + 10.23 LF
DE10026 60.00 R 71+14.88 RAMP DE1 LIMIT OF ACCESS LENGTH + 1227.71 LF	
03	PAR 5 REQ'D R/W DEIOO7 STRONG ENTERPRISES INC. PNT OFFSET/ STATION/ ALIGNMENT DIST BEARING
PAR 3 REQ'D R/W DEI005 GEORGIA ALABANA COMMERCIAL INV. PNT OFFSET/ STATION/ ALIGNMENT DIST BEARING 139 0.38 L 70+86.18 RAMP DEI 29.92 N 57'36'58.6' E 140 2.61 R 71+15.95 RAMP DEI 12.02 S 32'52'42.3' E 506 LA FR P 71+14.45 E 506 LA FR P 71+14.55 E 506 LA FR P 71	140   2.61   R   71+15.95   RAMP DEI     106.05   N   57:14'46.6" E   9019   12.52   R     9019   12.52   R   72+21.53   RAMP DEI     48.79   51'26'47.5" E   E     DE10028   60.00   R   72+32.78   RAMP DEI     107.67   51'55'01.9" W   DE10027   60.00   R   71+75.11   RAMP DEI     42.47   N   25'37'41.8" W   507   18.53   R   71+34.29   RAMP DEI     24.29   N   87'09'41.3" W   14'0   2.61   R   71+15.95   RAMP DEI     140   2.61   R   71+15.95   RAMP DEI   14'0   2.65   2.55     REQD   R/W   *   506.92   SF   55   55   55   74'1.5   5
506 14.58 R 71+14.85 RAMP DEI 0.68 S32'28'22.3* E 501 15.26 R 71+14.18 RAMP DEI 17.21 S32'28'22.3* E 500 32.38 R 71+13.09 RAMP DEI 29.96 S57'26'36.7* W 499 29.48 R 70+83.27 RAMP DEI 30.00 N 32'33'23.3* W 139 0.38 L 70+86.18 RAMP DEI REDD R/W = 897.59 SF REDD R/W = 0.021 ACRES REMAINDER = +/-0.000 ACRES	REQD F/W = 0.117 ACRES REMAINDER = +/- 0.597 ACRES PAR 5 LIMIT OF ACCESS TRACT I DE2004 STRONG ENTERPRISES INC. PNT OFFSET/ STATION/ ALIGNMENT DIST BEARING
	DE10027 60.00 R 71+25.11 RAMPDE1 107.67 \$ 51*53*01.9*W DE10028 60.00 R 72+32.78 RAMPDE1
04	LIMIT OF ACCESS LENGTH = 107.67 LF
PAR 4 REQ'D R/W DEI006 TURNER ROAD CHURCH OF CHRIST INC. PNT OFFSET/ STATION/ ALIGNWENT DIST BEARING 140 2.61 R 71+15.95 RAWP DEI 24.29 S 87'09'41.3' E	PAR 5 LIMIT OF ACCESS TRACT 2 DE2005 STRONG ENTERPRISES INC. PNT OFFSET/ STATION/ ALIGNMENT DIST BEARING
507 18.53 R 71+34.29 RAWP DEI 42.47 S 25'37'41.8' E DE10027 60.00 R 71+25.11 RAWP DEI 10.23 S 51'53'01.9' W DE10026 60.00 R 71+14.88 RAWP DEI 38.61 N 25'37'41.8' W 502 22.31 R 71+23.22 RAWP DEI 11.00 N 88'14'41.8' W 501 15.26 R 71+14.78 RAWP DEI 0.68 N 32'28'22.3' W 506 14 58 R 71+14.75 RAWP DEI	9018 89.79 L 21+62.73 Bouldercrest Road 185.00 \$ 25'58'49.6' E 167 85.21 L 19+72.20 Bouldercrest Road LIMIT OF ACCESS LENGTH = 185.00 LF
12.02 N 32'52'42.3' W 140 2.6I R 71+15.95 RAMP DET REQD R7W = 585.17 SF REQD R7W = 0.013 ACRES REWAINDER = +/-0.097 ACRES	
DATE REVISIONS	STATE OF GEORGIA DEPARTMENT OF TRANSPORTATION
	PROJECT NO: IMNHO-0285-01(352) COUNTY: DEKALB LAND LOT NO: MARKING No.

PROPERTY AND EXISTING R/W LINE	— – <i>— [</i> - — – ·	BEGIN LIMIT OF ACCESSBLA END LIMIT OF ACCESSELA	DATE	REVISIONS	DATE	REVISIONS
REQUIRED R/W LINE CONSTRUCTION LIMITS EASEMENT FOR CONSTR		LIMIT OF ACCESS	03/30/20	ADD ESM'T PAR 5 REMOVED DEMOLITION ESM'T PAR 5		
& MAINTENANCE OF SLOPES EASEMENT FOR CONSTR OF SLOPES				ADD LIMIT OF ACCESS LENGTH PAR I. 2, 4, 5 REV RW & LIMIT OF ACCESS PAR I		
EASEMENT FOR CONSTR OF DRIVES						

6/23/2020 p003952A

GPLOT-V8 gplotborder-V81-PO.tbl

LINIT OF ACCESS LENGTH = 2483.96 LF

(09)

PAR 8 LIMI	T OF ACCESS DE	2010 FORTUNE IN	VESTMENTS (GA) INC.
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE 1007 I ARC LENGTH CHORD BE AR LNTH CHORD RADIL DEGRE	! = N 54°28′11.4   = 235.94  S = 1450.00	64+92.06 " E	RAMP DE3
DE 10072	75.00 L	67+40.48	"RAMP DE3
DE 10073	20.00 95.00 L	N 40°11′48.8° 67+40.48	RAMP DE3
DE 10074	234.52 95.00 /	N 49°48′11.2' 69+75.00	E RAMP DE3
DE 10075	279.51 45.00 L	N 60°06′28.7' 72+50.00	E RAMP DE3
	146.29	N 39°57′48.0'	E
DE 10076	70.00 L 313.88	73+94.14 N 44°14′14.7'	RAMP DE3
DE 10077	110.00 L	77+00.00	RAMP DE3
ARC LENGTH CHORD BEAR		' F	
LNTH CHORD		-	
DEGRE			
DE 10078	110.00 L	78+50.00 N 66°22′25.0'	RAMP DE3
DE 10079	359.03 50.00 L	82+00.00	RAMP DE3
DE 1 0080	131.24 90.00 L	N 39°49′01.7' 83+25.00	RAMP DE3
DE 10081	610.00	N 57°33′42.5' 89±35.00	
DETUUOT	90.00 L	03+33.00	RAMP DEJ

PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE I 008 I	90.00 L	89+35.00	_ RAMP DE3
DE 10082	24.94 90.00 L	89+35.00 N 57:33′42.5' 89+59.93	E RAMP DE3
CHORD BEAR LNTH CHORD RADIUS		" E	
DEGREE DE 10083	= 1°10′00.9" 90.00 L 362.96	97+87.05	RAMP DE3
DE 10084	90.00 L	N 48°05′01.4' 101+50.01	RAMP DE3
DE 10085	34.38 80.12 L	N 64°46′58.7' 101+82.94	E RAMP DE3
LIMIT OF AC	CESS LENGTH =	1234.51 LF	

7/3300-\_60-005/.dgn GRWPLN

PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
9052	119.16 R 266.17	100+06.49 N 0*23'37.3'	RAMP DE3
DE 1 0085	80.12 L	101+82.94	RAMP DE3
DE 1 0086	70.02 60.00 L	N 64°46′58.7' 102+50.01	RAMP DE3
DE I 0087	561.98 60.00 L	N 48°05′01.4° 108+11.99	RAMP DE3
69	136.21 31.86 R	S 89°30′34.1° 109+12.56	RAMP DE3
9009	247.95 82.33 _ R	S 36°20′23.0' 106+69.80	RAMP DE3
9010	301.72 120.31 R	S 40°51′07.8' 103+70.48	RAMP DE3
9052 REQD R/W	364.00 119.16 R = 124158.79	S 48°15′53.8' 100+06.49 SE	W RAMP DE3

		NENT EASM'T. DEIO2 RANSPORTATION	5
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE20003	186.45 R 35.12	10+27.47 \$ 70`23'39.6' W	Whitehall Forest Court
DE20014	198.79 R 12.85	9+94.59 N 19:36'20.4" W	Whitehall Forest Court
DE20005	186.76 R 37.39	9+90.07 S 89°30′34.1°E	Whitehall Forest Court
DE20003 REQD EASMT REQD EASMT	186.45 R = 225.61 = 0.005	10+27.47 SF ACRES	Whitehall Forest Court

PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
69 DE 10087 DE 10088 68 REQD R/W REQD R/W REQD R/W REQD R/W REMAINDER	31.86 R 136.21 60.00 L 89.78 60.00 L 113.56 16.53 R 74.69 31.86 R = 7563.77	109+12.56 N 89'30'34.1' V 108+11.99 N 48'05'01.4' 109+01.77 S 89'32'36.5' 1 109+85.66 S 36'14'17.9' 109+12.56 S RES	RAMP DE3 Y RAMP DE3 E RAMP DE3 E RAMP DE3
PAR II – F ATLANTA FEDE	REQ'D PERM. EAS TRAL SAVINGS LO	M'T. DE1027 AN ASSO.	ALIGNMENT
DE20003 DE20005 DE20006 DE20007 DE20008 674 ARC LENGTH HORD BEAR HURD DEAR	20.25 M 30.77	10+27.47 N 89'30'34.1* 9+90.07 N 19'36'20.4* 9+84.08 N 50'32'06.7* 10+06.68 N 70'23'39.6* I 11+19.41 N 0'27'43.1* 11+18.68 E	Whitehall Forest Cour W Whitehall Forest Cour W Whitehall Forest Cour E Whitehall Forest Cour Whitehall Forest Cour E Whitehall Forest Cour E Whitehall Forest Cou
CHORD BEAR =	13.35 S 31°06′42.3"		Whitehall Forest Cour
HORD BEAR: NTH CHORD: RADIUS DEGREE	61.34 R 24.81 5 34*36'46.0* 24.77 = 125.00 = 45*50'11.8* 81.74_R	E	Whitehall Forest Cou
DE20012 DE20013 DE20009 DE20003 REQD EASMT	81.74 R 55.56 137.24 R 6.91 139.51 R 133.77 186.45 R = 8951.56 S	11+56.32 S 1*26'01.0* 11+54.61 S 70*23'39.6* 11+50.49 S 70*23'39.6* 10+27.47 F	Whitehall Forest Cour W Whitehall Forest Cour W Whitehall Forest Cour Whitehall Forest Cour

PAR II L ATLANTA F	INIT OF ACCESS EDERAL SAVINGS	DE2013 LOAN ASSO.	
PNT	OFFSET/ DIST	STATION/ BEARING	ALIGNMENT
DE 1 0087	60.00 L 89.78	108+11.99 N 48°05′01.4	RAMP DE3
DE 1 0088	60.00 L	109+01.77	RAMP DE3
LIMIT OF	ACCESS LENGTH =	89.78 LF	

	NSD     PARSONS
PAR II REQ'D PERM. EASM'T. DEI089	***************************************
ATLANTA FEDERAL SAVINGS LOAN ASSO. PNT OFFSET/ STATION/ ALIGNMENT DIST BEARING	PAR 12 TRACT 2 REQ'D R/W DE1030 DEKALB COUNTY PNT OFFSET/ STATION/ ALIGNMENT DIST BEARING
DE20012 81.74 R 11+56.32 Whitehall For ARC LENGTH = 107.42 CHORD DEAR = S 64'55'03.3' E LNTH CHORD = 104.15	CHORD BEAR = 5'66'56'04.3' W LNTH CHORD = 170,99 RADIUS = 276 00
RADIUS = 125.00 DEGREE = 45'50'11.8' 678 64.16 1 108+97.21 RAMP.DE3	DEGREE = 20'45'33.6' DE10092
6.17 \$ 89`32'36.5" E DE10088 60.00 L 109+01.77 RAMP DE3 89.78 \$ 48`05'01.4" W	DE10091 50.00 R  1+71.38 Whitehall Forest Court ARC LENGTH = 29.86 CHORD BEAR = S 87"58'13.9"W
DE10087 60.00 L 108+11.99 RAMP DE3 62.25 N 41'54'58.6'W DE20009 139.51 R 11+50.49 Whitehall For	LNTH CHORD = 29.84 RADIUS = 286.00 DEGREE = 20'02'00.6*
6.91 N 70°23′39.6°E DE20013 137.24 R 11+54.61 Whitehall For 55.56 N 1°26′01.0'E	rest Court DE10090 50.00 R 11+46.74 Whitehall Forest Court 8.60 N 89*14′57.7*W
DE20012 81.74 R 11+56.32 Whitehall For REOD EASMT = 4766.60 SF REOD EASMT = 0.109 ACRES	AIG ELINOTH 37 19746.6' W CHORD BEAR = N. 38'19746.6' W LNTH CHORD = 30.73 RADIUS = 175 10
	DEGREE = 32°43′18.3° 674 26.25 R II+18.68 Whitehall Forest Court
PAR II REQ'D DRWY. EASM'T. DEI028	673 36.22 L 11+19.75 Whitehall Forest Court 211.99 S 87*39'38.3* E
ATLANTA FEDERAL SAVINGS LOAN ASSO. PNT OFFSET/ STATION/ ALIGNMENT	DE10093 40.00 R 13+20.03 Whitehall Forest Court REQD R/W TRACT 2 = 11860.50 SF REQD R/W TRACT 2 = 0.272 ACRES
DE30009 46.00 R II+18.85 Whitehall For DE30010 46.00 R 9+50.00 Whitehall For	rest Court TOTAL REQD R/W TRACTS I & 2 = 24320.98 SF
DE30011 40.00 L 9+50.00 Whitehall For DE30012 40.00 L 10+81.60 Whitehall For	rest Court
DE30013 60.00 L 10+81.60 Whitehall For DE10101 60.00 L 11+20.16 Whitehall For 673 36.22 L 11+19.75 Whitehall For 674 26.25 R 11+18.68 Whitehall For	rest Court
674 26.25 R 11+18.68 Whitehall For DE30009 46.00 R 11+18.85 Whitehall For	rest Court PAR 12 REU D'PERMANENT EASM 1. DETUST DENALB COUNT
$\left( 12\right)$	DE20000 50.00 R 11+57.60 Whitehall Forest Court 31.78 S 126'01.0'W
	DE20012 81.74 R 11+56.32 Whitehall Forest Court ARC LENGTH = 24.81 CHORD BEAR = N 34*36′46.0′W
PAR 12 TRACT I REQ'D R/W DE1029 DEKALB COUNTY	LNIH CHUHU = 24.11 PADIUS = 125.00
PNT OFFSET/ STATION/ ALIGNMENT DIST BEARING	676 61.34 R II+45.23 Whitehall Forest Court ARC LENGTH = 13.35
68 16.53 R 109+85.66 RAMP DE3 113.56 N 89'32'36.5' W	CHORD BEAR = N 31'06'42.3' W LNTH CHORD = 13.34 RADIUS = 175.10
DE10088 60.00 L 109+01.77 RAMP DE3 224.64 N 48°05′01.4°E DE10094 60.00 L 111+26.41 RAMP DE3	DEGREE = 32°43′18.3′ DE10089 50.03 R 11+38.14 Whitehall Forest Court 8.60 S 89°14′57.7′E
DE10094 60.00 L 111+26.41 RAMP DE3 45.86 S 87'39'38.3'E 66 27.99 L 111+59.26 RAMP DE3 89.99 S 31_10'30.1'W	DEI0090     50.00 R     II+46.74     Whitehall Forest Court ARC IFNGTH =   13.16
67 1.82 L 110+73.16 RAMP DE3 89.40 S 36°14'17.9'W	CHORD BEAR = N 89°38′34.0°E LNTH CHORD = 13.16 RADIUS = 286.00 DEGREE = 20°02′00.6°
68 16.53 R 109+85.66 RAMP DE3 REOD R/W TRACT I = 12460.48 SF REOD R/W TRACT I = 0.286 ACRES	DEGREE = 20°02′00.6* DE20000 50.00 R II+57.60 Whitehall Forest Court REQD EASWT = 363.03 SF
	REOD EASWT - 0.008 ACRES
	PAR 12 LIMIT OF ACCESS DE2014 DEKALB COUNTY PNT OFFSET/ STATION/ ALIGNMENT
	DIST BËARING
	DE10088 60.00 L 109+01.77 RAMP DE3 224.64 N 48*05′01.4* E DE10094 60.00 L 111+26.41 RAMP DE3
	LIMIT OF ACCESS LENGTH = 224.64 LF
TE REVISIONS	STATE OF GEORGIA DEPARTMENT OF TRANSPORTATION
	RIGHT OF WAY MAP
	PROJECT NO:IMNHO-0285-01(352) COUNTY:DEKALB LAND LOT NO: DRAWING NO.
	LAND DISTRICT:15 GMD 1342
	GMD 1342 DATE 5-18-18 SH53 OF59 60-0053

CONSTRU EASEMEN & MAII EASEMEN EASENEN