



CITY COUNCIL AGENDA ITEM

TO: Mayor & City Council **DATE:** August 15, 2012

FROM: John McDonough, City Manager

AGENDA ITEM: Consideration of the acceptance of a Limited Warranty Deed, Easement Agreement, and Governmental Encroachment Agreement for Fee Simple Property on property located in land lot 83 & 84 of the 17th District, Fulton County, City of Sandy Springs, Georgia

MEETING DATE: For Submission onto the August 21, 2012, City Council Regular Meeting Agenda

BACKGROUND INFORMATION: (Attach additional pages if necessary)

See attached:

Memorandum
Resolution
Exhibits

APPROVAL BY CITY MANAGER: JMM APPROVED

PLACED ON AGENDA FOR: 8/21/2012

CITY ATTORNEY APPROVAL REQUIRED: () YES () NO

CITY ATTORNEY APPROVAL: [Signature]

REMARKS:



TO: John McDonough, City Manager

FROM: Cecil McLendon, Assistant City Attorney

DATE: August 14, 2012, for Submission onto the Work Session of the August 21, 2012 City Council Meeting

ITEM: Consideration of the acceptance of a Limited Warranty Deed, Easement Agreement, and Governmental Encroachment Agreement for Fee Simple Property on property located in land lot 83 & 84 of the 17th District, Fulton County, City of Sandy Springs, Georgia.

Recommendation:

Legal staff recommends that the Mayor and City Council accept a Limited Warranty Deed, Easement, and Governmental Encroachment Agreement for Fee Simple Property on property located in land lot 83 & 84 of the 17th District, Fulton County, City of Sandy Springs, Georgia. These two agreements are between the City of Sandy Springs and Georgia Power Company (GPC) in connection with the construction of the Morgan Falls Road Improvements Project (T-0034). The Limited Warranty Deed, Easement Agreement area and the Encroachment Agreement area are shown in the attachments.

Background:

The acquisition of property rights to construct road improvements within the encroachment areas is necessary to construct the Morgan Falls Road Improvements Project. The areas being discussed in the varying agreements are as follows:

- The Limited Warranty Deed is the method in which GPC is using to convey the fee simple (Right of Way) areas as shown on Exhibit "B" of the deed. The area consists of 7,165 square feet.
- The Easement Agreement includes the various types of easements GPC is granting to the City, as well as conditions set forth in the agreement.
 1. GPC is granting the City Permanent Drainage Easements consisting of 3,424 square feet, more particularly shown on Exhibit "D" of the agreement.
 2. GPC is granting the City Temporary Slope Construction Easements consisting of 42,143 square feet, more particularly shown on Exhibit "D" of the Easement Agreement.
 3. GPC will not convey fee simple or easement rights to the City in the area labeled as the Governmental Encroachment Agreement. The agreement contains conditions negotiated by the City Attorney's office and GPC Attorneys. GPC is granting the City the rights to construct the Morgan Falls Road Improvement Project within the area labeled Encroachment Area. These areas are shown on Exhibit "D" of the Encroachment Agreement. This is the area in which the GPC overhead high-voltage transmission lines exist. Per the agreement, GPC is granting the City:

City Attorney

- a. A Right of Way Encroachment (similar to a right of way deed conveyance, however no absolute ownership is being conveyed) consisting of 4,872 square feet.
- b. Temporary Encroachment (similar to a temporary slope construction easement) consisting of 13,167 square feet.

Discussion:

These documents were negotiated by the City attorney's office in conjunction with GPC Attorneys as to language that is acceptable to both parties.

Alternatives:

N/A

Financial Impact:

There is no compensation being exchanged for the rights being acquired within the easement and encroachment areas.

Attachments:

- I. Resolution
- II. Exhibits
 - Aerial Map of GPC Property
 - GIS Map of GPC Property
 - Limited Warranty Deed with Plat, Legal Descriptions and Exhibits
 - Easement Agreement with Plat, Legal Descriptions and Exhibits

Governmental Encroachment for Fee Simple Property Agreement with Plat, Legal Descriptions and Exhibits

*City
Attorney*

STATE OF GEORGIA
COUNTY OF FULTON

**A RESOLUTION TO ACCEPT A LIMITED WARRANTY DEED, EASEMENT AGREEMENT AND
A GOVERNMENTAL ENCROACHMENT FOR FEE SIMPLE PROPERTY AGREEMENT ON
PROPERTY LOCATED IN LAND LOT 83 & 84 OF THE 17th DISTRICT, FULTON COUNTY, CITY
OF SANDY SPRINGS, GEORGIA**

WHEREAS, it is necessary, from time to time, to establish policies, procedures and guidelines consistent with the administration of a municipal government consistent with the US Constitution, Federal Statutes, alignment with Federal, Georgia's State Constitution, and the Charter for the City of Sandy Springs, and

WHEREAS, the City Manager directed the Department of Public Works to develop standard policies for recurring matters, to establish appropriate internal controls and legal compliance, and to provide for an efficient and effective means to serve constituents; and

WHEREAS, the Department of Public Works, along with the City Attorney's Office, in response to the guidance provided by the City Manager, has reviewed and approves the acceptance of a Limited Warranty Deed, Easement Agreement and a Governmental Encroachment for Fee Simple Property Agreement between the City of Sandy Springs and Georgia Power Company for property located along Morgan Falls Road in Land Lots 83 & 84 of the 17th District, Fulton County, City of Sandy Springs, Georgia.

NOW, THEREFORE, BE IT RESOLVED BY THE MAYOR AND CITY COUNCIL OF THE CITY OF SANDY SPRINGS, GEORGIA

To facilitate the construction of the Morgan Falls Road Improvements, the City approves the acceptance of a Limited Warranty Deed, Easement Agreement and a Governmental Encroachment for Fee Simple Property Agreement between the City of Sandy Springs and Georgia Power Company for property located along Morgan Falls Road in Land Lots 83 & 84 of the 17th District, Fulton County, City of Sandy Springs, Georgia.

RESOLVED this 21st day of August, 2012.

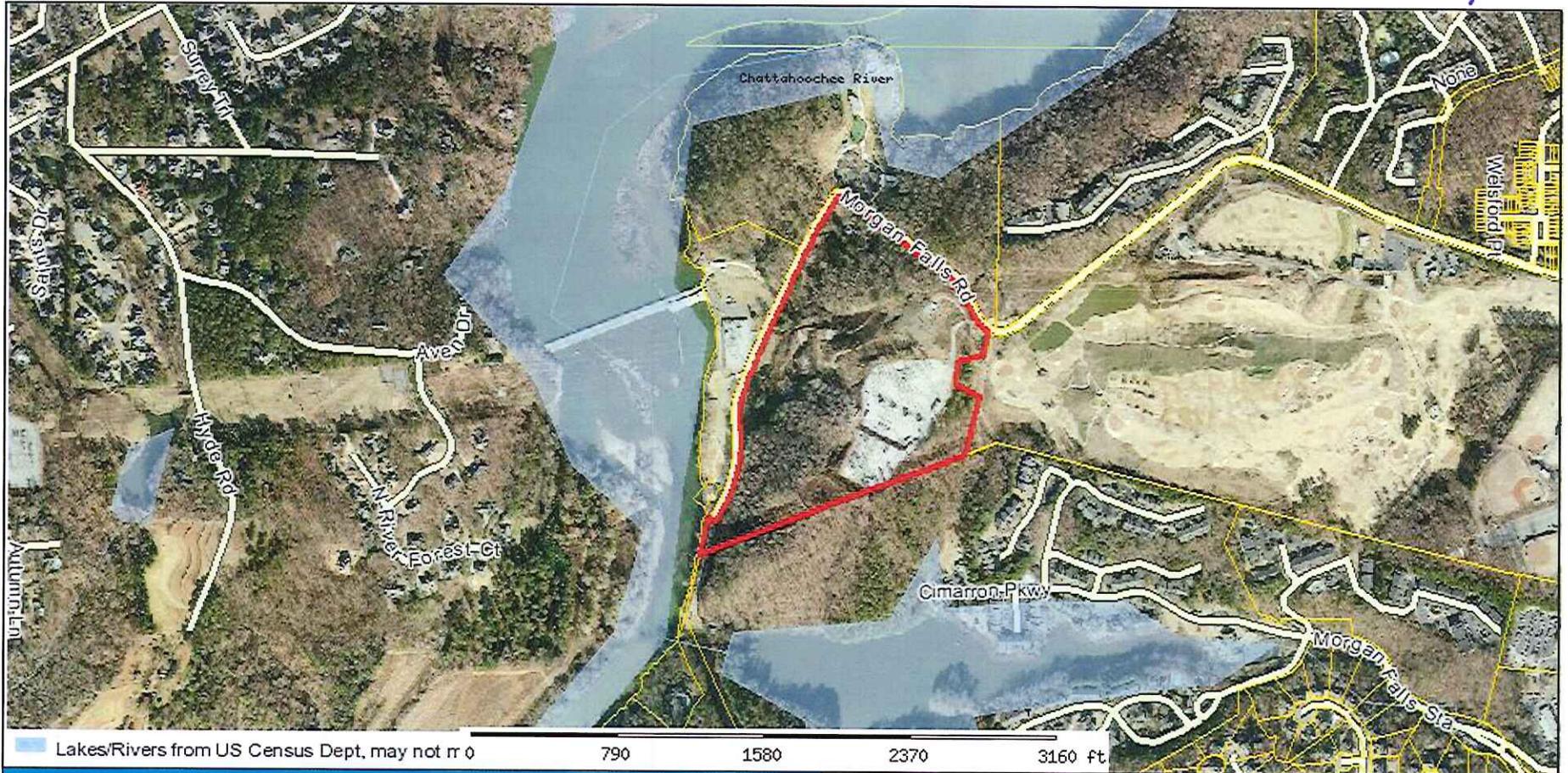
APPROVED:

Eva Galambos, Mayor

Attest:

Michael Casey, City Clerk
(Seal)

AERIAL PHOTO OF GPC PROPERTY



Georgia Power Company property on Morgan Falls Road	
Parcel: 17 007600010010 Acres: 0	
Name:	GEORGIA POWER CO
Site:	MORGAN FALLS RD
Sale:	
Mail:	241 RALPH MCGILL BLVD ATLANTA, GA 30308-3374

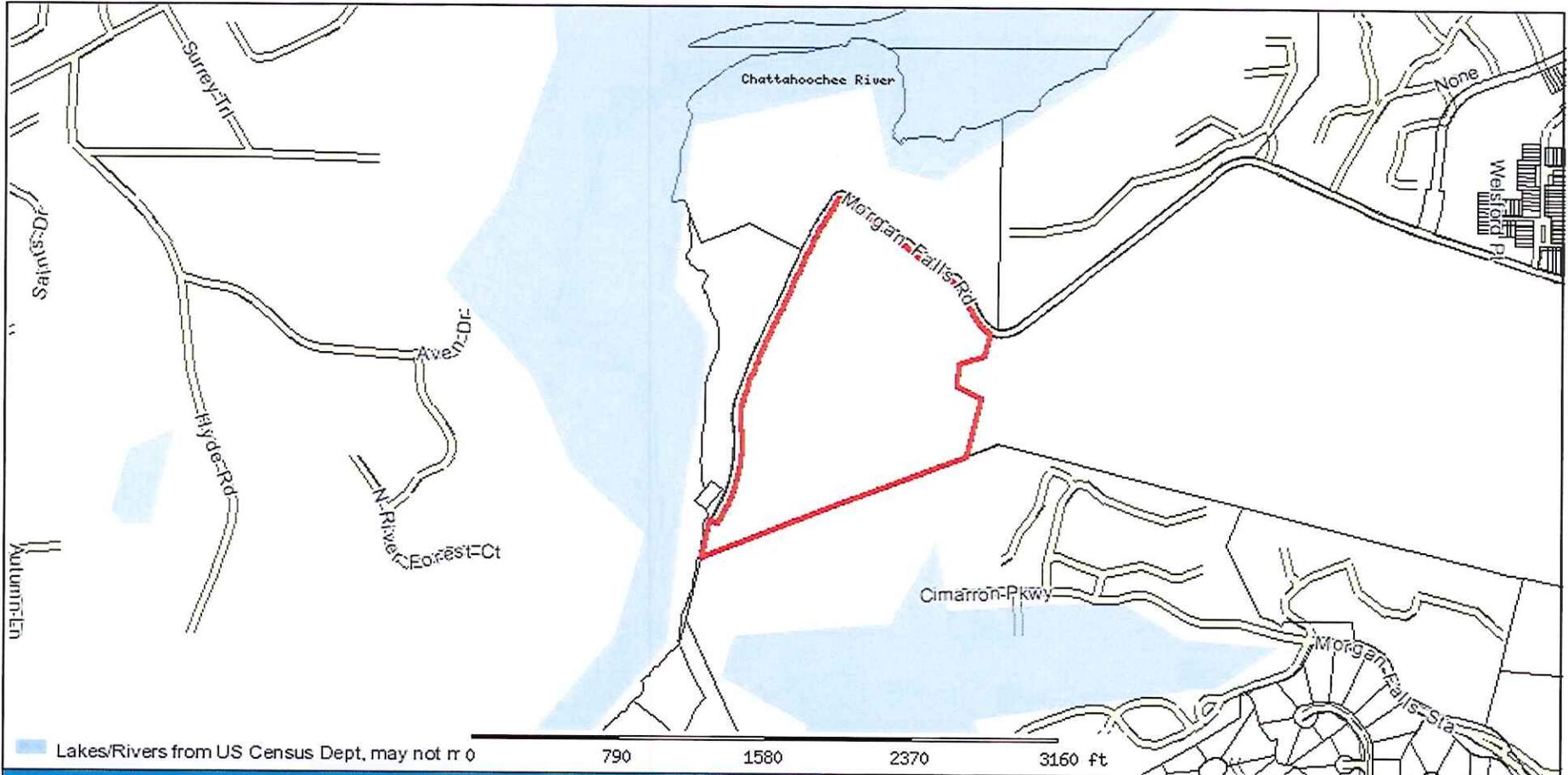
Land Value	0
Building Value	0
Misc Value	0
Total Value:	0



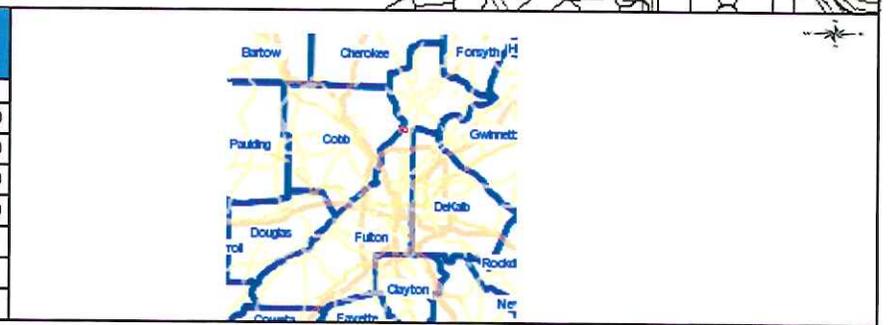
The Fulton County Assessor's Office makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation. The assessment information is from the last certified taxroll. All data is subject to change before the next certified taxroll. PLEASE NOTE THAT THE PROPERTY APPRAISER MAPS ARE FOR ASSESSMENT PURPOSES ONLY NEITHER FULTON COUNTY NOR ITS EMPLOYEES ASSUME RESPONSIBILITY FOR ERRORS OR OMISSIONS ---THIS IS NOT A SURVEY---

Date printed: 08/14/12 : 11:15:37

GIS MAP OF GPC PROPERTY



Georgia Power Company Property on Morgan Falls Road			
Parcel: 17 007600010010 Acres: 0			
Name:	GEORGIA POWER CO	Land Value	0
Site:	MORGAN FALLS RD	Building Value	0
Sale:		Misc Value	0
Mail:	241 RALPH MCGILL BLVD ATLANTA, GA 30308-3374	Total Value:	0



The Fulton County Assessor's Office makes every effort to produce the most accurate information possible. No warranties, expressed or implied, are provided for the data herein, its use or interpretation. The assessment information is from the last certified taxroll. All data is subject to change before the next certified taxroll. PLEASE NOTE THAT THE PROPERTY APPRAISER MAPS ARE FOR ASSESSMENT PURPOSES ONLY NEITHER FULTON COUNTY NOR ITS EMPLOYEES ASSUME RESPONSIBILITY FOR ERRORS OR OMISSIONS —THIS IS NOT A SURVEY—
Date printed: 08/14/12 : 11:14:37

NO TRANSFER TAX DUE
(EXEMPT PURSUANT TO
O.C.G.A. § 48-6-2(a)(3))

After recording return to:

LIMITED WARRANTY DEED
Made By
GEORGIA POWER COMPANY
TO
CITY OF SANDY SPRINGS, GEORGIA

THIS LIMITED WARRANTY DEED is made as of the ____ day of _____ 2012 by and between GEORGIA POWER COMPANY, a Georgia corporation having its principal offices in Atlanta, Fulton County, Georgia, and whose address is BIN 10151, 241 Ralph McGill Boulevard, NE, Atlanta, Georgia 30308, Attn: Manager, Land Sales (hereinafter referred to as "Grantor"), and CITY OF SANDY SPRINGS, GEORGIA, a municipal corporation of the State of Georgia with offices at 7840 Roswell Road, Suite 500, Sandy Springs, Georgia 30350 (hereinafter referred to as "Grantee").

W I T N E S S E T H:

FOR AND IN CONSIDERATION of the premises, the sum of TEN AND NO/100 DOLLARS (\$10.00) in hand paid at and before the sealing and delivery of these presents, and for other good and valuable consideration, the receipt, adequacy and sufficiency of which are hereby acknowledged, Grantor has granted, bargained, sold, aliened, conveyed and transferred, and by these presents does grant, bargain, sell, alien, convey and transfer unto Grantee all that tract or parcel of land lying and being in Land Lots 83 and 84 of the 17th Land District of Fulton County, Georgia, being more particularly described on Exhibit "A" attached hereto and made a part hereof by this reference (the "Property").

TOGETHER WITH all and singular the rights, members and appurtenances in and to the Property anywise appertaining or belonging thereto.

The Property is conveyed by Grantor subject to all matters of record. The Property is also conveyed subject to the following: (i) taxes for the year of 2012 and subsequent years; (ii) riparian rights of owners of adjoining properties or upstream users, and the right and easement of Grantor to continue to drain the runoff from any adjoining property of Grantor in the manner currently drained; (iii) general utility, roadway and other easement(s) in favor of any telephone, gas or other utility company, Fulton County,

Georgia, or any other local, state or federal governmental agency or entity; (iv) matters which would be disclosed by an accurate survey and inspection of the Property; and (v) any discrepancy between the descriptions set forth on the Exhibits hereto and the descriptions by which Grantor acquired the tract of which the Property constitutes all or a part.

TO HAVE AND TO HOLD the Property, with all and singular the rights, members and appurtenances thereof, to the same being, belonging, or in anywise appertaining, to the only proper use, benefit and behoof of Grantee forever in fee simple, subject to the matters set forth in the paragraph immediately preceding this paragraph (the "Permitted Exceptions").

AND Grantor shall warrant and forever defend the right and title to the Property unto Grantee against the claims of all persons claiming by, through or under Grantor, excepting only those claims arising by reason of the Permitted Exceptions.

NOTWITHSTANDING ANYTHING CONTAINED HEREIN TO THE CONTRARY, THE PROPERTY AND ANY BUILDINGS, OTHER STRUCTURES AND IMPROVEMENTS, FIXTURES AND REAL AND PERSONAL PROPERTY, IF ANY, HEREIN CONVEYED ARE HEREBY CONVEYED BY GRANTOR TO GRANTEE UPON AN "AS IS" AND "WHERE IS" BASIS, WITH ALL KNOWN AND UNKNOWN ENVIRONMENTAL CONDITIONS AND LIABILITIES (INCLUDING WITHOUT LIMITATION STRICT LIABILITY). NEITHER GRANTOR NOR ANY PERSON OR ENTITY OF ANY KIND OR NATURE WHATSOEVER ACTING FOR OR ON BEHALF OF GRANTOR EITHER HAS MADE OR HEREBY MAKES ANY REPRESENTATION OR WARRANTY WHATSOEVER WITH RESPECT THERETO, WHETHER EXPRESS, IMPLIED, OR STATUTORY, INCLUDING, WITHOUT LIMITATION, ANY REPRESENTATION OR WARRANTY AS TO THE VALUE, QUANTITY, CONDITION, SALABILITY, OBSOLESCENCE, MERCHANTABILITY, FITNESS OR SUITABILITY FOR USE OR WORKING ORDER THEREOF. GRANTEE HAS ACQUIRED THE PROPERTY "AS IS" AND "WHERE IS", WITH ALL KNOWN AND UNKNOWN ENVIRONMENTAL CONDITIONS AND LIABILITIES (INCLUDING WITHOUT LIMITATION STRICT LIABILITY). GRANTEE HAS MADE SUCH INSPECTION OF THE PROPERTY AS IT BELIEVES TO BE WARRANTED UNDER THE CIRCUMSTANCES AND HAS NOT RELIED UPON ANY REPRESENTATION OF GRANTOR.

This instrument shall inure to the benefit of, and shall be binding upon, Grantor and Grantee and their respective successors and assigns.

Grantee, by acceptance of this instrument, agrees to be bound by all the terms and provisions hereof.

IN WITNESS WHEREOF, Grantor and Grantee have caused this instrument to be executed and their respective seals to be affixed hereunto by their respective duly authorized officers as of the day and year first above written.

**Signed, sealed and delivered
in the presence of:**

Witness

Notary Public

My Commission Expires: _____

[NOTARY PUBLIC SEAL]

**Signed, sealed and delivered
in the presence of:**

Witness

Notary Public

My Commission Expires: _____

[NOTARY PUBLIC SEAL]

"GRANTOR"

GEORGIA POWER COMPANY

By: _____

Its: _____

Attest: _____

Its: _____

(CORPORATE SEAL)

"GRANTEE"

**CITY OF SANDY SPRINGS, GEORGIA, a
municipal corporation of the State of
Georgia**

By: _____

Its: _____

Attest: _____

Its: _____

(SEAL)

Exhibit "A"

Land

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 83, 17th District, Fulton County, Georgia, and being more particularly described as follows:

TO FIND THE TRUE POINT OF BEGINNING, begin at the point formed by the intersection of the southerly right of way line of Morgan Falls Road and the westerly right of way line of Roswell Road (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,706.40 feet and East 2,237,554.21 feet); thence run north 86 degrees 17 minutes 36 seconds west a distance of 5,473.25 feet to a point (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,444,060.24 feet and East 2,232,092.41 feet), which point is the **TRUE POINT OF BEGINNING**. **FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED**, thence running south 22 degrees 57 minutes 37 seconds west a distance of 3.72 feet to a point; thence running north 52 degrees 15 minutes 57 seconds west a distance of 5.15 feet to a point; thence running along the arc of a curve to the left an arc distance of 16.56 feet to a point (said curve having a radius of 473.50 feet and said arc being subtended by a chord bearing north 53 degrees 16 minutes 05 seconds west a chord distance of 16.56 feet); thence running north 54 degrees 16 minutes 13 seconds west a distance of 101.42 feet to a point; thence running north 54 degrees 16 minutes 13 seconds west a distance of 25.89 feet to a point; thence running north 54 degrees 16 minutes 13 seconds west a distance of 20.26 feet to a point; thence running north 54 degrees 16 minutes 13 seconds west a distance of 12.82 feet to a point; thence running along the arc of a curve to the left an arc distance of 10.52 feet to a point (said curve having a radius of 123.50 feet and said arc being subtended by a chord bearing north 56 degrees 42 minutes 38 seconds west a chord distance of 10.52 feet); thence running north 59 degrees 09 minutes 03 seconds west a distance of 2.85 feet to a point; thence running south 75 degrees 50 minutes 57 seconds west a distance of 23.61 feet to a point; thence running south 30 degrees 50 minutes 57 seconds west a distance of 14.17 feet to a point; thence running north 59 degrees 09 minutes 03 seconds west a distance of 13.00 feet to a point; thence running north 31 degrees 07 minutes 00 seconds east a distance of 44.50 feet to a point; thence running south 52 degrees 25 minutes 49 seconds east a distance of 225.27 feet to a point, and the **TRUE POINT OF BEGINNING**; said tract designated Required Right of Way and containing 0.049 acres, more or less, all as shown on Georgia Power Co., Atlanta, GA., Land Department Drawing Number P250-17, dated September 28, 2011, a copy of which is attached hereto as Exhibit "B" and by reference made a part hereof.

TOGETHER WITH:

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 83, 17th District, Fulton County, Georgia, and being more particularly described as follows:

TO FIND THE TRUE POINT OF BEGINNING, begin at the point formed by the intersection of the southerly right of way line of Morgan Falls Road and the westerly right of way line of Roswell Road (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,706.40 feet and East 2,237,554.21 feet); thence run north 86 degrees

17 minutes 36 seconds west a distance of 5,473.25 feet to a point (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,444,060.24 feet and East 2,232,092.41 feet), which point is the TRUE POINT OF BEGINNING. FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED, thence running south 52 degrees 25 minutes 59 seconds east a distance of 245.71 feet to a point; thence running along the arc of a curve to the left an arc distance of 150.22 feet to a point (said curve having a radius of 5608.03 feet and said arc being subtended by a chord bearing south 53 degrees 12 minutes 01 seconds east a chord distance of 150.22 feet); thence running south 54 degrees 59 minutes 08 seconds east a distance of 20.36 feet to a point; thence running south 54 degrees 59 minutes 08 seconds east a distance of 116.50 feet to a point; thence running along the arc of a curve to the right an arc distance of 33.82 feet to a point (said curve having a radius of 187.56 feet and said arc being subtended by a chord bearing south 49 degrees 49 minutes 09 seconds east a chord distance of 33.78 feet); thence running along the arc of a curve to the right an arc distance of 41.32 feet to a point (said curve having a radius of 187.56 feet and said arc being subtended by a chord bearing south 38 degrees 20 minutes 31 seconds east a chord distance of 41.24 feet); thence running south 74 degrees 11 minutes 32 seconds west a distance of 28.78 feet to a point; thence running north 25 degrees 21 minutes 53 seconds west a distance of 27.06 feet to a point; thence running along the arc of a curve to the left an arc distance of 60.81 feet to a point (said curve having a radius of 123.50 feet and said arc being subtended by a chord bearing north 39 degrees 28 minutes 14 seconds west a chord distance of 60.20 feet); thence running north 53 degrees 34 minutes 36 seconds west a distance of 106.83 feet to a point; thence running north 53 degrees 34 minutes 36 seconds west a distance of 43.14 feet to a point; thence running along the arc of a curve to the right an arc distance of 12.58 feet to a point (said curve having a radius of 526.50 feet and said arc being subtended by a chord bearing north 52 degrees 53 minutes 31 seconds west a chord distance of 12.58 feet); thence running north 52 degrees 12 minutes 26 seconds west a distance of 161.26 feet to a point; thence running along the arc of a curve to the left an arc distance of 7.84 feet to a point (said curve having a radius of 373.50 feet and said arc being subtended by a chord bearing north 52 degrees 48 minutes 31 seconds west a chord distance of 7.84 feet); thence running north 53 degrees 24 minutes 36 seconds west a distance of 39.65 feet to a point; thence running along the arc of a curve to the right an arc distance of 4.52 feet to a point (said curve having a radius of 226.50 feet and said arc being subtended by a chord bearing north 52 degrees 50 minutes 17 seconds west a chord distance of 4.52 feet); thence running north 52 degrees 15 minutes 57 seconds west a distance of 129.73 feet to a point; thence running north 22 degrees 57 minutes 37 seconds east a distance of 3.72 feet to a point, and the TRUE POINT OF BEGINNING; said tract designated Required Right of Way – 1 and containing 0.088 acres, more or less, all as shown on Georgia Power Co., Atlanta, GA., Land Department Drawing Number P250-17, dated September 28, 2011, a copy of which is attached hereto as Exhibit "B" and by reference made a part hereof.

TOGETHER WITH:

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 84, 17th District, Fulton County, Georgia, and being more particularly described as follows:

TO FIND THE TRUE POINT OF BEGINNING, begin at the point formed by the intersection of the southerly right of way line of Morgan Falls Road and the westerly right of way line of Roswell Road (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,706.40 feet and East 2,237,554.21 feet); thence run north 86 degrees 17 minutes 36 seconds west a distance of 5,473.25 feet to a point; thence run south 52 degrees 25 minutes 59 seconds east a distance of 245.71 feet to a point; thence run along the arc of a curve to the left an arc distance of 150.22 feet to a point (said curve having a radius of 5608.03 feet and said arc being subtended by a chord bearing south 53 degrees 12 minutes 01 seconds east a chord distance of 150.22 feet); thence run south 54 degrees 59 minutes 08 seconds east a distance of 20.36 feet to a point; thence run south 54 degrees 59 minutes 08 seconds east a distance of 116.50 feet to a point; thence run along the arc of a curve to the right an arc distance of 33.82 feet to a point (said curve having a radius of 187.56 feet and said arc being subtended by a chord bearing south 49 degrees 49 minutes 09 seconds east a chord distance of 33.78 feet); thence run along the arc of a curve to the right an arc distance of 41.32 feet to a point (said curve having a radius of 187.56 feet and said arc being subtended by a chord bearing south 38 degrees 20 minutes 31 seconds east a chord distance of 41.24 feet); thence run along the arc of a curve to the right an arc distance of 44.62 feet to a point (said curve having a radius of 187.56 feet and said arc being subtended by a chord bearing south 25 degrees 12 minutes 55 seconds east a chord distance of 44.51 feet); thence run south 18 degrees 23 minutes 54 seconds east a distance of 40.73 feet to a point; thence run along the arc of a curve to the left an arc distance of 114.98 feet to a point (said curve having a radius of 348.24 feet and said arc being subtended by a chord bearing south 27 degrees 51 minutes 28 seconds east a chord distance of 114.46 feet) (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,507.66 feet and East 2,232,656.24 feet), which point is the **TRUE POINT OF BEGINNING**. **FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED**, thence running south 74 degrees 11 minutes 32 seconds west a distance of 23.85 feet to a point; thence running along the arc of a curve to the left an arc distance of 79.12 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 51 degrees 34 minutes 30 seconds east a chord distance of 78.46 feet); thence running north 08 degrees 46 minutes 24 seconds east a distance of 13.24 feet to a point; thence running along the arc of a curve to the right an arc distance of 31.72 feet to a point (said curve having a radius of 156.73 feet and said arc being subtended by a chord bearing north 47 degrees 33 minutes 10 seconds west a chord distance of 31.66 feet); thence running along the arc of a curve to the right an arc distance of 26.98 feet to a point (said curve having a radius of 348.24 feet and said arc being subtended by a chord bearing north 39 degrees 32 minutes 12 seconds west a chord distance of 26.97 feet), and the **TRUE POINT OF BEGINNING**; said tract designated Required Right of Way – 2 and containing 0.028 acres, more or less, all as shown on Georgia Power Co., Atlanta, GA., Land Department Drawing Number P250-17, dated September 28, 2011, a copy of which is attached hereto as Exhibit "B" and by reference made a part hereof.

Exhibit "B"

Drawing

Exhibit B

Page 1 of 4

PARCEL 2
AREAS

REQUIRED RIGHT OF WAY-1 - 3,824 SF (0.088 AC)
 REQUIRED RIGHT OF WAY-2 - 1,217 SF (0.028 AC)
 TEMPORARY EASEMENT - 6,077 SF (0.139 AC)
 20' PERMANENT DRAINAGE EASEMENT - 2,786 SF (0.064 AC)
 10' TEMPORARY CONSTRUCTION EASEMENT - 1,341 SF (0.031 AC)

REQUIRED RIGHT OF WAY ENCROACHMENT - 4,872 SF (0.112 AC)
 TEMPORARY ENCROACHMENT - 7,029 SF (0.161 AC)
 REQUIRED ENCROACHMENT-1 - 1,170 SF (0.027 AC)
 REQUIRED ENCROACHMENT-2 - 4,916 SF (0.113 AC)
 REQUIRED ENCROACHMENT-3 - 52 SF (0.001 AC)
 REQUIRED EASEMENT-1 - 20,919 SF (0.480 AC)
 REQUIRED EASEMENT-2 - 10,513 SF (0.241 AC)

PARCEL 1
AREAS

REQUIRED RIGHT OF WAY - 2,124 SF (0.049 AC)
 REQUIRED DRAINAGE EASEMENT - 638 SF (0.015 AC)
 TEMPORARY EASEMENT - 3,293 SF (0.076 AC)

POINT	NORTHING	EASTING
P.O.C.	1,443,706.40	2,237,554.21
P.O.B. 1	1,444,060.24	2,232,092.41
P.O.B. 2	1,443,687.78	2,232,570.94
P.O.B. 3	1,443,679.94	2,232,543.24
P.O.B. 4	1,443,652.85	2,232,482.06
P.O.B. 5	1,443,501.17	2,232,633.29
P.O.B. 6	1,443,507.66	2,232,656.24
P.O.B. 7	1,443,452.41	2,232,694.76
P.O.B. 8	1,443,308.87	2,232,620.48
P.O.B. 9	1,443,300.00	2,232,601.22
P.O.B. 10	1,444,144.22	2,231,970.27
P.O.B. 11	1,444,129.10	2,231,991.29
P.O.B. 12	1,443,334.70	2,232,676.59

MONUMENTATION LEGEND

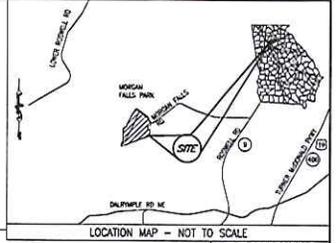
- Iron Pin Set
- Non Pin Found
- Monument Set
- Monument Found
- Computed Point
- Control or Traverse Point
- Geodetic Control Point
- Benchmark or Temporary Benchmark (TBM)

LEGEND

- TEMPORARY EASEMENT
- REQUIRED EASEMENT
- REQUIRED RIGHT-OF-WAY
- TEMPORARY ENCROACHMENT
- CONSTRUCTION EASEMENT
- DRAINAGE EASEMENT
- TEMPORARY ENCROACHMENT
- REQUIRED ENCROACHMENT
- REQUIRED RIGHT-OF-WAY ENCROACHMENT

UTILITY LEGEND

- Electric Mains
- Electric Meter
- Gas Mains
- Gas Valves
- Gas Meter
- Sanitary Sewer Main
- Sanitary Sewer Cleanout
- Storm Sewer Mains
- Water Mains
- Water Valve
- Water Meter
- Fire Hydrant
- Well
- Power Pole
- Transmission Tower
- Gas Well



COORDINATE SYSTEM BASED ON STATE PLANE WEST
 COORDINATE SYSTEM INFORMATION TABLE

STATE PLANE AVE. SCALE FACTOR IS 999998.27
 COMPUTER SEA LEVEL FACTOR IS 999998.65
 SEC NORTH ARROW FOR DATUM
 GA WEST NAD83(94) ZONE, NAVS 18E

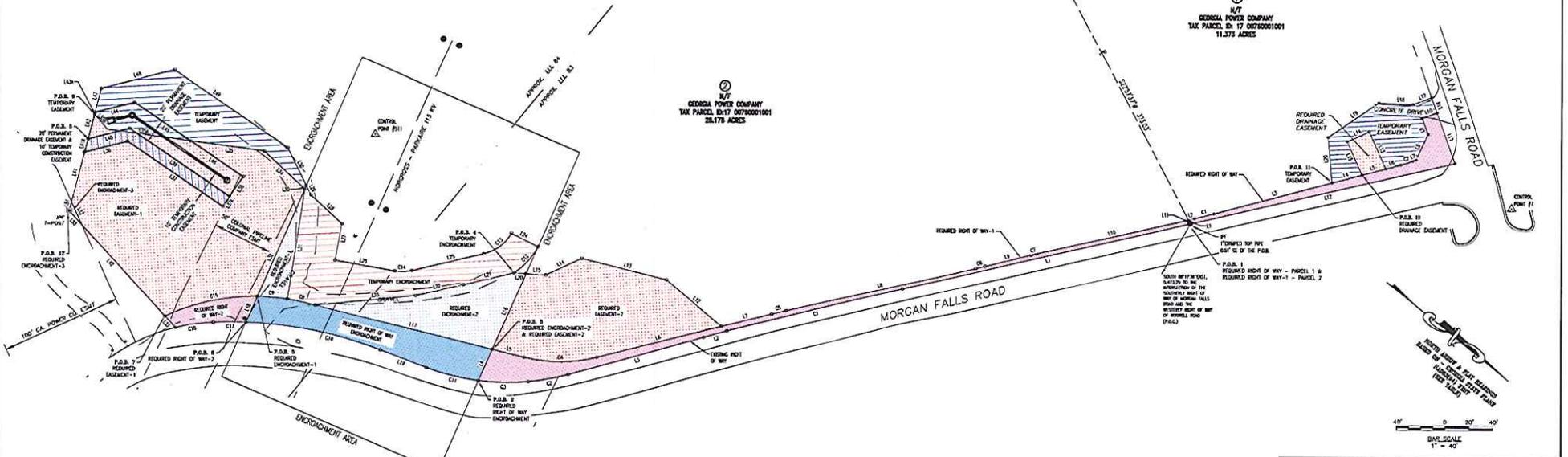
CONTROL	STATE PLANE
CP 511	N 1,443,490.35
EL 980.57	E 2,232,462.70
CP 7	N 1444,273.83
EL 982.99	E 2,232,615.06

PLAT ABBREVIATIONS

- IPY - Iron Pin Found
- NPY - Non Pin Found
- FFS - Fence Post Set
- FFL - Fence Post Set
- OTY - Open Top Pole
- CL - Chain Link
- CTP - Chain Top Pole
- CONC - Concrete
- ALUM - Aluminum
- PVL - Property Line
- RTW - Right of Way
- CA - Centerline
- F - Fenceline
- TL - Transmission Line
- MFL - Meter or Lamppost
- DL - Dead End
- PI - Plat Book
- MF - Map File No.
- N.T.S. - Not to Scale
- P.O.C. - Point of Commencement
- P.O.B. - Point of Beginning
- GPB - Geodetic/Bench Mark Note
- UBP - Underground Power
- DHU - Overhead Utilities
- GPC - Georgia Power Company

REFERENCES

- SEE DRAFT DEED WITHOUT WARRANTY BETWEEN FULTON COUNTY AND GEORGIA POWER COMPANY RECORDED IN 0310 BOOK 1356, PAGES 57-61 OF FULTON COUNTY RECORDS.
- CITY OF SANDY SPRINGS - PUBLIC WORKS DEPARTMENT RIGHT OF WAY MAP, SHEETS 80-DB THROUGH 80-10, PREPARED BY SOUTHCASTER ENGINEERING, INC. (S.E.), DATED 8/20/11.



SHEET 1 OF 2

PLAT 11 - 11 Morgan/Quincy/Morgan Falls - Sandy Springs Road Project

GEORGIA POWER CO., ATLANTA, GA.
 Land Department

BOUNDARY SURVEY OF GEORGIA POWER
 COMPANY PROPERTY TO BE CONVEYED TO
 CITY OF SANDY SPRINGS
 LAND LOT 83 & 84, 17TH DISTRICT, FULTON COUNTY, GEORGIA

DATE: 09.26.2011
 DRAWING NUMBER: P250-17

REQUIRED RIGHT OF WAY - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L1	S22°57'37"W	3.72'		
L2	N52°15'57"W	5.15'		
C1	N53°16'05"W	16.56'	473.50'	16.56'
L3	N54°16'13"W	101.42'		
L4	N54°16'13"W	25.89'		
L5	N54°16'13"W	20.26'		
L6	N54°16'13"W	12.82'		
C2	N56°42'38"W	10.52'	123.50'	10.52'
L7	N59°09'03"W	2.85'		
L8	S75°50'57"W	23.61'		
L9	S30°50'57"W	14.17'		
L10	N59°09'03"W	13.00'		
L11	N31°07'00"E	44.50'		
L12	S52°25'49"E	225.27'		

REQUIRED DRAINAGE EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L5	N54°16'13"W	20.26'		
L13	S26°33'47"W	33.52'		
L14	S63°26'13"E	20.00'		
L15	N26°33'47"E	30.30'		

TEMPORARY EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L4	N54°16'13"W	25.89'		
L15	S26°33'47"W	30.30'		
L14	N63°26'13"W	20.00'		
L13	N26°33'47"E	33.52'		
L5	N54°16'13"W	12.82'		
C2	N56°42'38"W	10.52'	123.50'	10.52'
L7	N59°09'03"W	2.85'		
L8	S75°50'57"W	23.61'		
L9	S30°50'57"W	14.17'		
L10	N59°09'03"W	13.00'		
L16	S31°07'00"W	13.34'		
L17	S59°09'03"E	16.56'		
L18	S37°12'25"E	28.21'		
L19	S73°28'09"E	50.87'		
L20	N45°52'43"E	38.00'		

REQUIRED RIGHT OF WAY-1 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L1	S52°25'59"E	245.71'		
C1	S53°12'01"E	150.22'	5608.03'	150.22'
L2	S54°59'08"E	20.36'		
L3	S54°59'08"E	116.50'		
C2	S49°49'09"E	33.82'	187.56'	33.78'
C3	S38°20'31"E	41.32'	187.56'	41.24'
L4	S74°11'32"W	28.78'		
L5	N25°21'53"W	27.06'		
C4	N39°28'14"W	60.81'	123.50'	60.20'
L6	N53°34'36"W	106.83'		
L7	N53°34'36"W	43.14'		
C5	N52°53'31"W	12.58'	526.50'	12.58'
L8	N52°12'26"W	181.26'		
C6	N52°48'31"W	7.84'	373.50'	7.84'
L9	N53°24'36"W	39.65'		
C7	N52°50'17"W	4.52'	226.50'	4.52'
L10	N52°15'57"W	129.73'		
L11	N22°57'37"E	3.72'		

REQUIRED EASEMENT-1 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
C15	N51°34'30"W	79.12'	176.50'	78.46'
L32	S74°11'32"W	98.77'		
L34	S03°33'02"W	46.24'		
L35	S31°29'33"E	61.73'		
L35A	S31°29'33"E	69.89'		
L35B	S10°28'10"W	16.14'		
L43	N65°16'57"E	21.20'		
L41A	N65°16'57"E	11.41'		
L41	N65°16'57"E	42.60'		
L52	N26°25'59"E	21.32'		
L42	N08°46'24"E	103.06'		

REQUIRED ENCROACHMENT-3 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L51	S65°16'57"W	7.76'		
L52	N26°25'59"E	21.32'		
L53	S08°46'24"W	16.04'		

REQUIRED EASEMENT-2 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L16	S74°11'32"W	69.63'		
L15	N35°32'07"W	16.25'		
L14	N64°21'22"W	33.05'		
L13	N25°17'47"W	72.43'		
L12	N01°18'00"E	60.31'		
L6	S53°34'36"E	106.83'		
C4	S39°28'14"E	60.81'	123.50'	60.20'
L5	S25°21'53"E	27.06'		

REQUIRED RIGHT OF WAY ENCROACHMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L4	S74°11'32"W	28.78'		
L17	S25°21'53"E	151.38'		
C8	S27°05'47"E	23.90'	176.50'	23.88'
C9	S34°38'26"E	25.22'	176.50'	25.19'
L18	N74°11'32"E	23.85'		
C10	N27°51'28"W	114.98'	348.24'	114.46'
L19	N18°23'54"W	40.73'		
C11	N25°12'55"W	44.62'	187.56'	44.51'

20' PERMANENT DRAINAGE EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L43	S65°16'57"W	21.20'		
L43A	S65°16'57"W	1.62'		
L44	N53°32'45"W	33.71'		
L45	N05°04'23"W	56.33'		
L46	N05°04'23"W	52.78'		
L38	N84°55'37"E	20.00'		
L39	S05°04'23"E	100.12'		
L40	S53°32'45"E	35.72'		

REQUIRED ENCROACHMENT-2 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L16	S74°11'32"W	69.63'		
L20	S35°32'07"E	9.98'		
L21	S52°56'11"E	42.92'		
L22	S52°43'18"E	40.71'		
L23	S45°06'34"E	83.84'		
L17	N25°21'53"W	151.38'		

REQUIRED ENCROACHMENT-1 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
C9	N34°38'26"W	25.22'	176.50'	25.19'
L31	S59°27'08"W	93.72'		
L32	N74°11'32"E	98.77'		

REQUIRED RIGHT OF WAY -2 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L18	S74°11'32"W	23.85'		
C15	S51°34'30"E	79.12'	176.50'	78.46'
L33	N08°46'24"E	13.24'		
C16	N47°33'10"W	31.72'	156.73'	31.66'
C17	N39°32'12"W	26.98'	348.24'	26.97'

10' TEMPORARY CONSTRUCTION EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L40	N53°32'45"W	35.72'		
L39	N05°04'23"W	100.12'		
L37A	N84°55'37"E	10.00'		
L37	S05°04'23"E	95.61'		
L36	S53°32'45"E	36.72'		
L41A	S65°16'57"W	11.41'		

TEMPORARY ENCROACHMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
C12	N87°19'21"W	29.85'	60.00'	29.64'
L24	S11°37'26"E	75.00'		
C13	S77°14'38"E	29.79'	35.00'	28.90'
L25	S52°51'49"E	61.09'		
C14	S41°03'09"E	14.43'	35.00'	14.33'
L26	S29°14'28"E	50.32'		
L27	S69°45'32"W	31.49'		
L28	S03°33'02"W	35.24'		
L29	S24°17'51"W	8.61'		
L30	N74°11'32"E	3.23'		
L31	N59°27'08"E	93.72'		
C8	N27°05'47"W	23.90'	176.50'	23.88'
L23	N45°06'34"W	83.84'		
L22	N52°43'18"W	40.71'		
L21	N52°56'11"W	42.92'		

TEMPORARY EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L47	S65°16'57"W	22.10'		
L48	N53°32'45"W	62.73'		
L49	N04°59'21"W	113.92'		
L50	N24°17'51"E	34.95'		
L30	N74°11'32"E	3.23'		
L34	S03°33'02"W	46.24'		
L35	S31°29'33"E	61.73'		
L35A	S31°29'33"E	69.89'		
L35B	S10°28'10"W	16.14'		

PLAN - 17/20/2011/17/20/2011/17/20/2011
GEORGIA POWER CO., ATLANTA, GA.
Land Department
 BOUNDARY SURVEY OF GEORGIA POWER
 COMPANY PROPERTY TO BE CONVEYED TO
 CITY OF SANDY SPRINGS
 LAND LOT 83 & 84, 17TH DISTRICT, FULTON COUNTY, GEORGIA
 DATE: 09-28-2011
 DRAWING NUMBER: P250-17

PARCEL 2 AREAS
 REQUIRED RIGHT OF WAY-1 - 3,824 SF (0.088 AC)
 REQUIRED RIGHT OF WAY-2 - 1,217 SF (0.028 AC)
 TEMPORARY EASEMENT - 6,077 SF (0.139 AC)
 20' PERMANENT DRAINAGE EASEMENT - 2,786 SF (0.064 AC)
 10' TEMPORARY CONSTRUCTION EASEMENT - 1,341 SF (0.031 AC)

REQUIRED RIGHT OF WAY ENCROACHMENT - 4,872 SF (0.112 AC)
TEMPORARY ENCROACHMENT - 7,029 SF (0.161 AC)
 REQUIRED ENCROACHMENT-1 - 1,170 SF (0.027 AC)
 REQUIRED ENCROACHMENT-2 - 4,916 SF (0.113 AC)
 REQUIRED ENCROACHMENT-3 - 52 SF (0.001 AC)
 REQUIRED EASEMENT-1 - 20,919 SF (0.480 AC)
 REQUIRED EASEMENT-2 - 10,513 SF (0.241 AC)

PARCEL 1 AREAS
 REQUIRED RIGHT OF WAY - 2,124 SF (0.049 AC)
 REQUIRED DRAINAGE EASEMENT - 638 SF (0.015 AC)
 TEMPORARY EASEMENT - 3,293 SF (0.076 AC)

POINT	NORTHING	EASTING
P.O.C.	1,443,706.40	2,237,554.21
P.O.B. 1	1,444,060.24	2,232,092.41
P.O.B. 2	1,443,687.78	2,232,570.94
P.O.B. 3	1,443,679.94	2,232,543.24
P.O.B. 4	1,443,652.85	2,232,482.05
P.O.B. 5	1,443,501.17	2,232,633.29
P.O.B. 6	1,443,507.66	2,232,656.74
P.O.B. 7	1,443,452.41	2,232,694.76
P.O.B. 8	1,443,308.87	2,232,620.48
P.O.B. 9	1,443,300.00	2,232,601.22
P.O.B. 10	1,444,144.22	2,231,970.27
P.O.B. 11	1,444,129.10	2,231,991.29
P.O.B. 12	1,443,334.70	2,232,676.59

MONUMENTATION LEGEND

- Iron Pin Set
- Iron Pin Found
- Monument Found
- Computed Point
- Center of Volume Point
- Center of Control Point
- Intersection of Temporary Encroachment (TE)

LEGEND

- TEMPORARY EASEMENT
- REQUIRED EASEMENT
- REQUIRED RIGHT-OF-WAY
- TEMPORARY ENCROACHMENT
- PERMANENT DRAINAGE EASEMENT
- TEMPORARY ENCROACHMENT ENCROACHMENT
- REQUIRED RIGHT-OF-WAY ENCROACHMENT
- ENCROACHMENT
- ENCROACHMENT
- ENCROACHMENT

UTILITY LEGEND

- Electric Mainline
- Electric Meter
- Gas Mainline
- Gas Valve
- Gas Meter
- Sanitary Sewer Mainline
- Sanitary Sewer Cleanout
- Storm Sewer Mainline
- Highway Right-of-Way
- Water Mainline
- Water Valve
- Water Meter
- Fire Hydrant
- Rail
- Power Pole
- Transmission Tower
- Gas Well

FLAT ABBREVIATIONS

- IP - Iron Pin Found
- IF - Iron Pin Set
- MP - Monument Found
- CP - Computed Point
- CV - Center of Volume Point
- CC - Center of Control Point
- IE - Intersection of Encroachment
- TE - Temporary Encroachment
- RE - Right-of-Way Encroachment
- RE-1 - Right-of-Way Encroachment-1
- RE-2 - Right-of-Way Encroachment-2
- RE-3 - Right-of-Way Encroachment-3
- TE-1 - Temporary Encroachment-1
- TE-2 - Temporary Encroachment-2
- TE-3 - Temporary Encroachment-3
- TE-4 - Temporary Encroachment-4
- TE-5 - Temporary Encroachment-5
- TE-6 - Temporary Encroachment-6
- TE-7 - Temporary Encroachment-7
- TE-8 - Temporary Encroachment-8
- TE-9 - Temporary Encroachment-9
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- TE-100 - Temporary Encroachment-100

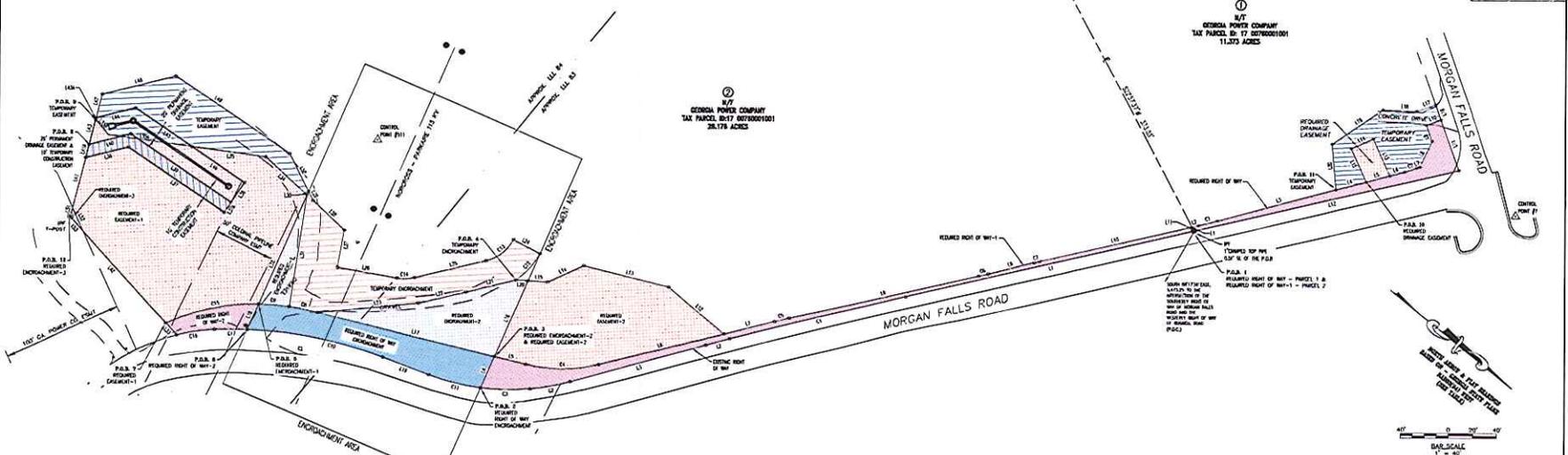
COORDINATE SYSTEM INFORMATION TABLE

STATE PLANE U.S. SCALE FACTOR 0.99999874
 COMPUTED SEA LEVEL FACTOR 0.99999874
 100 NORTH MERIDIAN FOR NAD83
 SA 8317 NAD83 TO ZONE, MARS 1980

CONTROL	STATE PLANE
CP 511	N 1,443,480.70 E 2,232,485.92
CP 512	N 1,443,480.70 E 2,232,485.92
CP 7	N 1,443,480.70 E 2,232,485.92

REFERENCES:

- SEE SAMPLE DEED WITHOUT WARRANTY BETWEEN FULTON COUNTY AND GEORGIA POWER COMPANY RECORDED IN DEED BOOK 13848, PAGES 57-61 OF FULTON COUNTY RECORDS.
- CITY OF SANDY SPRINGS - PUBLIC WORKS DEPARTMENT RIGHT OF WAY MAP, SHEETS 80-08 THROUGH 80-10, PREPARED BY SURVEYING ENGINEERING, INC. (S.E.I.), DATED 05/09/11.



GEORGIA POWER CO., ATLANTA, GA.
 Land Department
 BOUNDARY SURVEY OF GEORGIA POWER
 COMPANY PROPERTY TO BE CONVEYED TO
 CITY OF SANDY SPRINGS
 LAND LOT 85 & 84, 17TH DISTRICT, FULTON COUNTY, GEORGIA

DATE: 08.26.2011
 DRAWING NUMBER: P250-17

SHEET 1 OF 2

After recording return to:

EASEMENT AGREEMENT
Between
GEORGIA POWER COMPANY
AND
CITY OF SANDY SPRINGS, GEORGIA

THIS EASEMENT AGREEMENT (the "Agreement") is made as of the ____ day of _____ 2012 by and between GEORGIA POWER COMPANY, a Georgia corporation having its principal offices in Atlanta, Fulton County, Georgia, and whose address is BIN 39010, 241 Ralph McGill Boulevard, NE, Atlanta, Georgia 30308, Attn: Senior Transmission Specialist (hereinafter referred to as "Grantor"), and CITY OF SANDY SPRINGS, GEORGIA, a municipal corporation of the State of Georgia with offices at 7840 Roswell Road, Suite 500, Sandy Springs, Georgia 30350 (hereinafter referred to as "Grantee").

W I T N E S S E T H:

FOR AND IN CONSIDERATION of the premises, the sum of TEN AND NO/100 DOLLARS (\$10.00) in hand paid at and before the sealing and delivery of these presents, and for other good and valuable consideration, the receipt, adequacy and sufficiency of which are hereby acknowledged, Grantor and Grantee covenant and agree as follows:

1. The following terms have the following meanings:

"Easements" means (a) the Drainage Easements, the Drainage Temporary Construction Easements, the Slope Easements, and the Slope Temporary Construction Easements, less and except (b) the Reserved Rights.

"Easement Areas" means the Drainage Easement Areas, the Slope Easement Areas, the Eastern Drainage Easement Temporary Construction Area, and the Western Drainage Easement Temporary Construction Area.

"Encroachment Agreement" means that certain Governmental Encroachment

Agreement for Fee Simple Property between Grantor and Grantee dated on or about even date with this Easement Agreement, with respect to certain property adjacent to the Easement Areas.

"Reserved Rights" means the reservation by Grantor, unto itself, its successors and assigns, for the benefit of Grantor, its successors, assigns and such others (such as but not limited to Grantor's agents, contractors, subcontractors, licensees and permittees) as Grantor shall from time to time designate, of all rights to use the Easement Areas for any and all purposes.

DRAINAGE

"Drainage Easements" means the Permanent Eastern Drainage Easement and the Permanent Western Drainage Easement.

"Drainage Easement Areas" means the Eastern Drainage Easement Area and the Western Drainage Easement Area.

"Drainage Temporary Construction Easements" means the Temporary Construction Easement for Eastern Drainage and the Temporary Construction Easement for Western Drainage.

"Eastern Drainage Easement Area" means the property located in Land Lot 84, 17th District, Fulton County, Georgia, being more particularly described on Exhibit "A-1" attached hereto and made a part hereof by this reference.

"Eastern Drainage Easement Temporary Construction Area" means the portion of the property described on Exhibit "B-4" attached hereto and made a part hereof by this reference located in Land Lot 84, 17th District, Fulton County, Georgia.

"Permanent Eastern Drainage Easement" means a permanent nonexclusive easement upon and across the Eastern Drainage Easement Area to maintain and use the drop inlets, storm water drain pipe and headwall constructed in accordance with this Easement Agreement, solely for the drainage of storm water runoff from the Eastern Slope Easement Area, the Eastern Slope Encroachment Area and Grantee's land and improvements immediately adjacent to the northeastern boundary of the Eastern Slope Easement Area, together with access over and across such portions of the Eastern Slope Easement Area as may be necessary for access to and from Morgan Falls Road and the Eastern Drainage Easement Area in connection with such maintenance and use.

"Permanent Western Drainage Easement" means a permanent nonexclusive easement upon and across the Western Drainage Easement Area to maintain and use the storm water drain pipe and headwall constructed in accordance with this Easement Agreement, solely for the drainage of storm water runoff from Grantee's

land and improvements immediately adjacent to the northeastern boundary of the Western Drainage Easement Area.

"Temporary Construction Easement for Eastern Drainage" means a temporary nonexclusive easement over and across the Eastern Drainage Easement Area for the construction of drop inlets, a storm water drain pipe and headwall across the Eastern Drainage Easement Area, together with a temporary nonexclusive construction easement over and across the Eastern Drainage Easement Temporary Construction Area in connection with such construction. The Temporary Construction Easement for Eastern Drainage will cease and terminate on the earlier to occur of (i) the second anniversary of the date of this Easement Agreement; and (ii) the date of completion of construction of (a) the drop inlets, storm water drain pipe and headwall contemplated hereby, and (b) the drop inlets, storm water drain pipe and headwall contemplated by the Encroachment Agreement.

"Temporary Construction Easement for Western Drainage" means a temporary nonexclusive easement over and across the Western Drainage Easement Area for the construction of a storm water pipe and headwall within the Western Drainage Easement Area, together with a temporary nonexclusive construction easement over and across the Western Drainage Easement Temporary Construction Area in connection with such construction. The Temporary Construction Easement for Western Drainage will cease and terminate on the earlier to occur of (i) the second anniversary of the date of this Easement Agreement; and (ii) the date of completion of construction of the drop inlets, storm water drain pipe and headwall contemplated hereby.

"Western Drainage Easement Area" means the property located in Land Lot 83, 17th District, Fulton County, Georgia, being more particularly described on Exhibit "A-2" attached hereto and made a part hereof by this reference.

"Western Drainage Easement Temporary Construction Area" means the property located in Land Lot 83, 17th District, Fulton County, Georgia, being more particularly described on Exhibit "A-3" attached hereto and made a part hereof by this reference.

SLOPE

"Eastern Slope Easement Area" means the property located in Land Lot 84, 17th District, Fulton County, Georgia, being more particularly described on Exhibit "B-1" attached hereto and made a part hereof by this reference.

"Eastern Slope Encroachment Area" has the meaning ascribed thereto in the Encroachment Agreement.

"Slope Easement Areas" means the Eastern Slope Easement Area and the Western

Slope Easement Area.

"Slope Easements" means the Permanent Eastern Slope Easement and the Permanent Western Slope Easement.

"Slope Temporary Construction Easements" means the Temporary Construction Easement for Eastern Slope, the Temporary Construction Easement for Western Slope, and the Temporary Construction Easement for Fill.

"Slope Easement Temporary Construction Area" means the property located in Land Lot 84, 17th District, Fulton County, Georgia, being more particularly described on Exhibit "B-3" attached hereto and made a part hereof by this reference.

"Permanent Eastern Slope Easement" means a permanent nonexclusive easement for the maintenance of slopes across the Eastern Slope Easement Area.

"Permanent Western Slope Easement" means a permanent nonexclusive easement for the maintenance of slopes across the Western Slope Easement Area.

"Temporary Construction Easement for Eastern Slope" means a temporary nonexclusive easement for the construction of slopes across the Eastern Slope Easement Area, together with a temporary nonexclusive construction easement over and across the Slope Easement Temporary Construction Area in connection with such construction. The Temporary Construction Easement for Eastern Slope will cease and terminate on the earlier to occur of (i) the second anniversary of the date of this Easement Agreement; and (ii) the date of completion of construction of (a) the slopes across the Eastern Slope Easement Area contemplated hereby, and (b) the slopes across the Eastern Slope Encroachment Area contemplated by the Encroachment Agreement.

"Temporary Construction Easement for Fill" means a temporary nonexclusive easement on the Eastern Slope Easement Area for the deposit and compaction of rock and soil excavated from the Western Slope Easement Area and from the Western Slope Encroachment Area, together with a temporary nonexclusive construction easement over and across the Slope Easement Temporary Construction Area in connection with such deposit and compaction. The Temporary Construction Easement for Fill will cease and terminate on the earlier to occur of (i) the second anniversary of the date of this Easement Agreement; and (ii) the date of completion of (a) the excavation of the Western Slope Easement Area contemplated hereby, (b) the excavation of the Western Slope Encroachment Area contemplated by the Encroachment Agreement, (c) the compaction of the rock and soil deposited on the Eastern Slope Easement Area in accordance with this Easement Agreement, and (d) the compaction of the rock and soil deposited on the Eastern Slope Encroachment Area in accordance with the Encroachment Agreement.

"Temporary Construction Easement for Western Slope" means a temporary nonexclusive easement for the construction of slopes across the Western Slope Easement Area, together with a temporary nonexclusive construction easement over and across the Slope Easement Temporary Construction Area in connection with such construction. The Temporary Construction Easement for Western Slope will cease and terminate on the earlier to occur of (i) the second anniversary of the date of this Easement Agreement; and (ii) the date of completion of construction of (a) the slopes across the Western Slope Easement Area contemplated hereby, and (b) the slopes across the Western Slope Encroachment Area contemplated by the Encroachment Agreement.

"Western Slope Easement Area" means the property located in Land Lot 83, 17th District, Fulton County, Georgia, being more particularly described on Exhibit "B-2" attached hereto and made a part hereof by this reference.

"Western Slope Encroachment Area" has the meaning ascribed thereto in the Encroachment Agreement.

2. Upon and subject to the terms and conditions set forth in this Easement Agreement, Grantor does hereby grant to Grantee the Easements.

3. The Easements are granted by Grantor subject to all matters of record. The Easements are also granted subject to the following: (i) taxes for the year of 2012 and subsequent years; (ii) riparian rights of owners of adjoining properties or upstream users, and the right and easement of Grantor to continue to drain the runoff from any adjoining property of Grantor in the manner currently drained; (iii) general utility, roadway and other easement(s) in favor of any telephone, gas or other utility company, Fulton County, Georgia, or any other local, state or federal governmental agency or entity; (iv) matters which would be disclosed by an accurate survey and inspection of the Easement Areas; and (v) any discrepancy between the descriptions set forth on the Exhibits hereto and the descriptions by which Grantor acquired the tract of which the Easement Areas constitute all or a part.

4. NOTWITHSTANDING ANYTHING CONTAINED HEREIN TO THE CONTRARY, THE EASEMENTS GRANTED HEREBY ARE HEREBY GRANTED BY GRANTOR TO GRANTEE UPON AN "AS IS" AND "WHERE IS" BASIS, WITH ALL KNOWN AND UNKNOWN ENVIRONMENTAL CONDITIONS AND LIABILITIES (INCLUDING WITHOUT LIMITATION STRICT LIABILITY). NEITHER GRANTOR NOR ANY PERSON OR ENTITY OF ANY KIND OR NATURE WHATSOEVER ACTING FOR OR ON BEHALF OF GRANTOR EITHER HAS MADE OR HEREBY MAKES ANY REPRESENTATION OR WARRANTY WHATSOEVER WITH RESPECT THERETO, WHETHER EXPRESS, IMPLIED, OR STATUTORY, INCLUDING, WITHOUT LIMITATION, ANY REPRESENTATION OR WARRANTY AS TO THE VALUE, QUANTITY, CONDITION, SALABILITY, OBSOLESCENCE, MERCHANTABILITY, FITNESS OR SUITABILITY FOR USE OR WORKING ORDER

THEREOF. GRANTEE HAS ACQUIRED THE EASEMENTS "AS IS" AND "WHERE IS", WITH ALL KNOWN AND UNKNOWN ENVIRONMENTAL CONDITIONS AND LIABILITIES (INCLUDING WITHOUT LIMITATION STRICT LIABILITY). GRANTEE HAS MADE SUCH INSPECTION OF THE EASEMENTS AS IT BELIEVES TO BE WARRANTED UNDER THE CIRCUMSTANCES AND HAS NOT RELIED UPON ANY REPRESENTATION OF GRANTOR.

5. In connection with any construction or maintenance activities, whether pursuant to this Easement Agreement or otherwise, Grantee shall coordinate with Grantor to prevent interference with access by Grantor to and from the right of way of Morgan Falls Road, the Easement Areas and Grantor's facilities from time to time located on, adjacent to or in the vicinity of the Easement Areas. Grantor acknowledges that Grantee retains all rights of maintenance, control, and access of its right-of-way for the purposes of health, safety and welfare of the public and no such rights are abridged by this provision.

6. Grantee shall not construct, erect, maintain, or operate, and shall not permit to be constructed, erected, maintained, or operated by Grantee or anyone claiming by, through or under Grantee any buildings, improvements or other obstructions of any type, other than the drainage facilities on the Drainage Easement Areas as set forth in this Easement Agreement.

7. In connection with any construction or maintenance activities pursuant to this Easement Agreement or the Encroachment Agreement with respect to the improvements, slopes, grading and other matters shown on the Plans, Grantee (1) shall use the Easements and conduct its activities in such a manner as will not interfere with the operation, use, maintenance, repair, replacement, and access to and from Grantor's substation, Grantor's generating plant, Grantor's other facilities installed located on, adjacent to or in the vicinity of the Easement Areas, and the facilities of Southern Communications Services, Inc., d/b/a SouthernLINC Wireless ("SouthernLINC") located on, adjacent to or in the vicinity of the Easement Areas, (2) shall maintain for the benefit of Grantor, SouthernLINC, and their respective successors and assigns 24 hour a day, seven day a week, vehicular access, comparable to the access existing on the date hereof, over and across Morgan Falls Road to and from, between and among, Morgan Falls Road, Grantor's substation, Grantor's generating plant, Grantor's other facilities located on, adjacent to or in the vicinity of the Easement Areas, and SouthernLINC's facilities located on, adjacent to or in the vicinity of the Easement Areas, (3) shall cause the access over and across Morgan Falls Road to and from Grantor's substation located adjacent to or in the vicinity of the Slope Easement Areas to comply at all times (24 hours a day, seven days a week) with the slope and curve standards set forth on Exhibit "C" attached hereto and by reference made a part hereof, (4) prior to the completion of the construction of the slopes, fills and drainage facilities contemplated by this Easement Agreement, shall cause the access over and across the Eastern Slope Easement Area and the Slope Easement Temporary Construction Area (a) to and from Grantor's substation located adjacent to or in the vicinity of the Slope Easement Areas to comply at all times (24 hours a day, seven days a week) with the standards set forth on Exhibit "C" attached hereto and by reference made a part hereof, and (b) to and from SouthernLINC's facilities located on, adjacent to or in the vicinity of

the Easement Areas to be comparable to the access existing on the date hereof, (5) shall not endanger Grantor's other facilities installed located on, adjacent to or in the vicinity of the Easement Areas. Upon completion of the construction of the slopes, fills and drainage facilities contemplated by this Easement Agreement, Grantee shall cause the access over and across the Eastern Slope Easement Area and the Slope Easement Temporary Construction Area (a) to and from Grantor's substation located adjacent to or in the vicinity of the Slope Easement Areas to comply with the standards set forth on Exhibit "C" attached hereto and by reference made a part hereof, and (b) to and from SouthernLINC's facilities located on, adjacent to or in the vicinity of the Easement Areas to be comparable to the access existing on the date hereof. Following completion of the construction of the slopes, fills and drainage facilities contemplated by this Easement Agreement, during the exercise by Grantee of any rights under this Easement Agreement affecting the Eastern Slope Easement Area, Grantee shall cause the access over and across the Eastern Slope Easement Area (a) to and from Grantor's substation located adjacent to or in the vicinity of the Slope Easement Areas to comply at all times (24 hours a day, seven days a week) with the standards set forth on Exhibit "C" attached hereto and by reference made a part hereof, and (b) to and from SouthernLINC's facilities located on, adjacent to or in the vicinity of the Easement Areas to be comparable to the access existing immediately prior to such exercise. Grantor acknowledges that Grantee retains all rights of maintenance, control, and access of its right-of way for the purposes of health, safety and welfare of the public and no such rights are abridged by this paragraph.

8. Grantee shall be solely responsible for and shall pay all costs and expenses in any manner connected with Grantee's use of the Easement Areas or construction of the slopes, fills and drainage facilities contemplated by this Easement Agreement or exercise of Grantee's rights under this Easement Agreement.

9. The use of the Easement Areas by Grantee shall be at the sole risk and expense of Grantee, and Grantor is specifically relieved of any responsibility for damage to the facilities and property of Grantee resulting or occurring from the use of the Easement Areas by Grantee. Grantee hereby covenants not to sue Grantor in such instance. The foregoing provisions of this paragraph shall not apply to damages arising out of bodily injury to persons or damage to property to the extent caused by or resulting from the negligence of Grantor, its agents or employees.

10. At at all times prior to completion of the improvements contemplated hereby, Grantee shall obtain, or shall cause Grantee's contractor to obtain, and shall keep in full force and effect General Commercial Liability Insurance insuring against any and all liability for injury to or death of a person or persons and for damage to property arising out of the condition, use, or occupancy of the Easement Areas pursuant to this Easement Agreement, or in any way occasioned by or arising out of the activities of Grantee, its agents, contractors, employees, sublessees or invitees on the Easement Areas. The limits of such policy shall not be less than \$1,000,000 for each occurrence.

11. Grantee shall notify Grantor not less than three (3) business days in advance of performing any work in or on the Easement Areas, which notice shall be given to Glenn

Brooks, Senior Transmission Specialist, 241 Ralph McGill Boulevard, BIN 39010, Atlanta, Georgia 30308, and may be given verbally at 404-817-3079 by actually speaking with, and not by leaving a voicemail or other message for, Glenn Brooks or his successor as Senior Transmission Specialist.

12. Prior to commencement of any activities on the Easement Areas, Grantee, at Grantee's sole cost and expense, (a) shall remove the existing fence along the boundary between Morgan Falls Road and the Eastern Slope Easement Area, and (b) shall install a temporary fence to restrict access to the Eastern Slope Easement Area and to prevent unauthorized dumping in the Eastern Slope Easement Area. Promptly upon completion of construction of the slopes, fills and drainage facilities contemplated by this Easement Agreement and by the Encroachment Agreement, Grantee, at Grantee's sole cost and expense, shall replace the temporary fence with a permanent fence in accordance with plans and specifications approved by Grantor, including, without limitation, the specific locations of such fence.

13. Grantee, at Grantee's sole cost and expense, shall cause all fill material placed or deposited in the Eastern Slope Easement Area to be placed in lifts not to exceed six (6) inches, and compacted to a minimum of 95% of Standard Proctor (ASTM D698-00a1). In addition to and not in limitation of the foregoing, Grantee, at Grantee's sole cost and expense, shall cause the driveway to Grantor's substation crossing the Slope Easement Areas and the Slope Easement Temporary Construction Area to comply with the standards set forth on Exhibit "C" attached hereto and by reference made a part hereof.

14. All work performed by or on behalf of Grantee or pursuant to the rights herein granted shall be performed in a good and workmanlike manner, in strict accordance with applicable laws and the Plans (as hereinafter defined). "Plans" means the plans and specifications identified on Exhibit "E" attached hereto and by reference made a part hereof, together with any changes and modifications to such plans and specifications as are from time to time consented to by Grantor. Grantee shall not make any changes or modifications to the plans and specifications identified on Exhibit "E" hereto (as to the road and curb in the Road Encroachment Area defined in the Encroachment Agreement, only as to those modifications and changes as affect drainage or impact Grantor's maintenance and operations of Grantor's transmission lines) without the consent of Grantor, and shall not construct any improvements on the Easement Areas except as set forth in the Plans. Such consent by Grantor shall not in any way waive or be deemed to waive the obligations of Grantee under this Easement Agreement and shall not be deemed to imply any warranty, representation or approval by Grantor that the matters shown on such plans and specifications are permitted under applicable law, or if constructed, will be structurally sound, will comply with all building codes, subdivision requirements, or other governmental laws or regulations or legal requirements, will be fit for any particular purpose or will have a market value of any particular magnitude, nor that Grantor has reviewed such plans and specifications from the standpoint of engineering or structural design, construction issues, constructability, quality of materials, or safety, whether structural, fire, security or otherwise. The parties expressly agree that should the improvements, slopes, grading and other matters shown on the Plans be constructed and

maintained consistent with the Plans, this Easement Agreement and the Encroachment Agreement, Grantor shall not seek to require any modification or exercise any rights pursuant to this Easement Agreement based upon the condition of such improvements, slopes, grading or other matters except to the extent, in the reasonable opinion of Grantor, the property or operations of Grantor is or are affected by any improvements, slopes, grading or other matter not shown on the Plans.

15. Promptly upon completion of construction of the slopes, fills and drainage facilities contemplated by this Easement Agreement, Grantee, at Grantee's sole cost and expense, shall restore or reconstruct, to a condition equal to or better than their condition prior to Grantee's entry upon the Easement Areas, all fences, gates, driveways, curb cuts, aprons, and accessways, within the Easement Areas or Grantor's adjoining property (and including without limitation Grantor's driveway from Grantor's substation to the point of joinder with the paved road within the right of way of Morgan Falls Road) damaged or destroyed or removed or otherwise affected by the entry upon the property by Grantee, its agents, employees or contractors, or the exercise by or on behalf of Grantee of Grantee's rights under this Easement Agreement (including but not limited to any such damage or destruction caused by Grantee's contractors). Such restoration and reconstruction shall include, without limitation, all construction which may be required by Grantee in order for Grantor to obtain from Grantee a driveway permit permitting the use of Grantor's driveway by Grantor. Grantor's driveway must be reconstructed or restored in accordance with plans and specifications approved by Grantor.

16. Promptly upon completion of construction of the slopes, fills and drainage facilities contemplated by this Easement Agreement, Grantee, at Grantee's sole cost and expense, shall stabilize the Easement Areas with appropriate landscaping in strict accordance with applicable laws. Grantee, at Grantee's sole cost and expense, shall maintain the landscaping on the Slope Easement Areas in good order and repair and in strict accordance with applicable laws (collectively, the "Maintenance"). Grantor may notify Grantee to discontinue the Maintenance as all or any portion of the Slope Easement Areas, and thereafter Grantee shall have no obligation to maintain such portion of the Slope Easement Areas as are so specified by Grantor. No landscaping shall be installed or maintained on the Easement Areas by Grantee except for landscaping which has been consented to by Grantor. Grantee understands that the provision of reliable electric service must remain paramount, and as a result, any consent for landscaping by Grantor pursuant to this Easement Agreement or otherwise may be modified or revoked, in whole or in part, at any time and from time to time by Grantor, in its sole discretion. Current and future rules, regulations and orders of Federal and State authorities may also be applicable to and restrict or prohibit plantings. In connection with any such restriction, prohibition, modification or revocation, whether by Grantor or pursuant to such rules, regulations or orders, Grantor reserves the right to require trimming or removal, at Grantor's sole discretion, of plantings previously consented to by Grantor, whether pursuant to this Easement Agreement or otherwise.

17. All runoff water must be diverted away from Grantor's substation property at all times. The parties expressly agree that should the improvements, slopes, grading and

other matters shown on the Plans be constructed and maintained consistent with the Plans, this Easement Agreement and the Encroachment Agreement, Grantor shall not seek to require any modification or exercise any rights pursuant to this Easement Agreement based upon the condition of such improvements, slopes, grading or other matters except to the extent, in the reasonable opinion of Grantor, the property or operations of Grantor is or are affected by any improvements, slopes, grading or other matter not shown on the Plans.

18. The drainage facilities constructed or used by Grantee shall not discharge, concentrate or deposit surface or storm water drainage in, to, over or across any property adjacent to or in the vicinity of the Slope Easement Areas in excess of the current flows. In the event either or both of the Permanent Eastern Drainage Easement and the Permanent Western Drainage Easement, or the use thereof by Grantee, in any manner causes any damage to, or adversely affects access to, any property or substation or rights of way or transmission lines of Grantor, or discharges, concentrates or deposits surface or storm water drainage in, to, over or across any property adjacent to or in the vicinity of the Slope Easement Areas in excess of the current flows, Grantee, at Grantee's sole cost and expense, shall promptly repair all such damage and shall take such action as shall be necessary to eliminate such adverse effect and excess flow. The parties expressly agree that should the improvements, slopes, grading and other matters shown on the Plans be constructed and maintained consistent with the Plans, this Easement Agreement and the Encroachment Agreement, Grantor shall not seek to require any modification or exercise any rights pursuant to this Easement Agreement based upon the condition of such improvements, slopes, grading or other matters except to the extent, in the reasonable opinion of Grantor, the property or operations of Grantor is or are affected by any improvements, slopes, grading or other matter not shown on the Plans.

19. If any "Lien" or notice thereof shall at any time be filed against all or any portion of Grantor's property, then Grantee shall cause the same to be bonded or discharged of record, within twenty (20) days after the date of receipt of written notice from Grantor identifying the Lien. "Lien" shall mean any mechanics or other liens against all or any portion of Grantor's property by reason of work, labor, services or materials supplied or claimed to have been supplied to Grantee, its agents, employees, contractors or subcontractors, or anyone employed by any of them, in connection with the exercise by Grantee of any of its rights hereunder, or the performance by Grantee of any of its obligations hereunder.

20. Notice is hereby given that Grantor shall not be liable for the cost and expense of any labor, services or materials furnished or to be furnished with respect to the Easements at or by the direction of Grantee and that no laborer's, mechanic's or materialman's or other lien for any such labor, service or materials shall attach to or affect the Easement Areas or the interest of Grantor in and to the Easement Areas. Nothing contained in this Easement Agreement shall be deemed or construed in any way as constituting the consent or request of Grantor, express or implied, by inference or otherwise, to any contractor, subcontractor, laborer or materialman for the performance of any labor or the furnishing of any materials for any improvements or repairs to or of the

Easement Areas or any part thereof, nor as giving Grantee any right, power or authority on behalf of Grantor to contract for or permit the rendering of any services or the furnishing of any materials that would give rise to the filing of any lien against the Easement Areas or any part thereof.

21. Any notices which may be permitted or required hereunder shall be in writing and shall be accomplished by either: (i) hand delivery, in which event such notice shall be effective upon receipt; (ii) prepaid overnight courier, in which event such notice shall be effective the next business day; or (iii) prepaid certified U.S. Mail, in which event such notice shall be effective after three (3) business days of deposit, at Grantor's or Grantee's, respectively, address listed below.

If to Grantee: **City Manager**
City of Sandy Springs, Georgia
7840 Roswell Road, Suite 500
Sandy Springs, Georgia 30350

If to Grantor: **Georgia Power Company**
Attention: Glenn Brooks,
Senior Transmission Specialist
BIN 39010
241 Ralph McGill Boulevard
Atlanta, Georgia 30308

and to:
Georgia Power Company
Attention: Stacey Turner,
Senior Staff Attorney
BIN 20026
241 Ralph McGill Boulevard
Atlanta, Georgia 30308

or to such other address as either party hereto shall from time to time designate to the other party by notice in writing as herein provided. Rejection or other refusal to accept or inability to deliver because of changed address of which no notice was given shall be deemed to be receipt of such notice.

22. The parties expressly agree that should the improvements, slopes, grading and other matters shown on the Plans be constructed and maintained consistent with the Plans, this Easement Agreement and the Encroachment Agreement, Grantor shall not seek to require any modification or exercise any rights pursuant to this Easement Agreement based upon the condition of such improvements, slopes, grading or other matters except to the extent, in the reasonable opinion of Grantor, the property or operations of Grantor is or are affected by any improvements, slopes, grading or other matter not shown on the Plans.

23. The executed signature pages of any counterpart hereof may be appended or

attached to any other counterpart hereof, and, provided that all parties hereto shall have executed a counterpart hereof, this Easement Agreement will be valid and binding upon the parties notwithstanding the fact that the execution of all parties may not be reflected upon any one single counterpart. This Easement Agreement is governed by and to be construed in accordance with the laws of the State of Georgia, and is binding upon and inures to the benefit of the parties hereto and their respective heirs, successors, representatives and assigns. Time is of the essence of all the terms of this Easement Agreement.

IN WITNESS WHEREOF, Grantor and Grantee have caused this instrument to be executed and their respective seals to be affixed hereunto by their respective duly authorized officers as of the day and year first above written.

Signed, sealed and delivered
in the presence of:

"GRANTOR"

GEORGIA POWER COMPANY

Witness

By: _____
Its: _____

Notary Public

Attest: _____
Its: _____

My Commission Expires: _____

(CORPORATE SEAL)

[NOTARY PUBLIC SEAL]

Signed, sealed and delivered
in the presence of:

"GRANTEE"

CITY OF SANDY SPRINGS, GEORGIA

Witness

By: _____
Its: _____

Notary Public

Attest: _____
Its: _____

My Commission Expires: _____

(SEAL)

[NOTARY PUBLIC SEAL]

Exhibit "A-1"

Eastern Drainage Easement Area

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 84, 17th District, Fulton County, Georgia, and being more particularly described as follows:

TO FIND THE TRUE POINT OF BEGINNING, begin at the point formed by the intersection of the southerly right of way line of Morgan Falls Road and the westerly right of way line of Roswell Road (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,706.40 feet and East 2,237,554.21 feet); thence run north 86 degrees 17 minutes 36 seconds west a distance of 5,473.25 feet to a point; thence run south 22 degrees 57 minutes 37 seconds west a distance of 3.72 feet to a point; thence run south 52 degrees 15 minutes 57 seconds east a distance of 129.73 feet to a point; thence run along the arc of a curve to the left an arc distance of 4.52 feet to a point (said curve having a radius of 226.50 feet and said arc being subtended by a chord bearing south 52 degrees 50 minutes 17 seconds east a chord distance of 4.52 feet); thence run south 53 degrees 24 minutes 36 seconds east a distance of 39.65 feet to a point; thence run along the arc of a curve to the right an arc distance of 7.84 feet to a point (said curve having a radius of 373.50 feet and said arc being subtended by a chord bearing south 52 degrees 48 minutes 31 seconds east a chord distance of 7.84 feet); thence run south 52 degrees 12 minutes 26 seconds east a distance of 161.26 feet to a point; thence run along the arc of a curve to the left an arc distance of 12.58 feet to a point (said curve having a radius of 526.50 feet and said arc being subtended by a chord bearing south 52 degrees 53 minutes 31 seconds east a chord distance of 12.58 feet); thence run south 53 degrees 34 minutes 36 seconds east a distance of 43.14 feet to a point; thence run south 53 degrees 34 minutes 36 seconds east a distance of 106.83 feet to a point; thence run along the arc of a curve to the right an arc distance of 60.81 feet to a point (said curve having a radius of 123.50 feet and said arc being subtended by a chord bearing south 39 degrees 28 minutes 14 seconds east a chord distance of 60.20 feet); thence run south 25 degrees 21 minutes 53 seconds east a distance of 27.06 feet to a point; thence run south 25 degrees 21 minutes 53 seconds east a distance of 151.38 feet to a point; thence run along the arc of a curve to the left an arc distance of 23.90 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 27 degrees 05 minutes 47 seconds east a chord distance of 23.88 feet); thence run along the arc of a curve to the left an arc distance of 25.22 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 34 degrees 38 minutes 26 seconds east a chord distance of 25.19 feet); thence run along the arc of a curve to the left an arc distance of 79.12 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 51 degrees 34 minutes 30 seconds east a chord distance of 78.46 feet); thence run south 08 degrees 46 minutes 24 seconds west a distance of 119.10 feet to an iron pin found; thence run south 65 degrees 16 minutes 57 seconds west a distance of 50.35 feet to a point; thence run south 65 degrees 16 minutes 57 seconds west a distance of 11.41 feet to a point (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,308.87 feet and East 2,232,620.48 feet), which point is the TRUE POINT OF BEGINNING. FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED, thence running south 65 degrees 16 minutes 57 seconds west a

distance of 21.20 feet to a point; thence running south 65 degrees 16 minutes 57 seconds west a distance of 1.62 feet to a point; thence running north 53 degrees 32 minutes 45 seconds west a distance of 33.71 feet to a point; thence running north 05 degrees 04 minutes 23 seconds west a distance of 56.33 feet to a point; thence running north 05 degrees 04 minutes 23 seconds west a distance of 52.78 feet to a point; thence running north 84 degrees 55 minutes 37 seconds east a distance of 20.00 feet to a point; thence running south 05 degrees 04 minutes 23 seconds east a distance of 100.12 feet to a point; thence running south 53 degrees 32 minutes 45 seconds east a distance of 35.72 feet to a point, and the TRUE POINT OF BEGINNING; said tract designated 20' Permanent Drainage Easement and containing 0.064 acres, more or less, all as shown on Georgia Power Co., Atlanta, GA., Land Department Drawing Number P250-17, dated September 28, 2011, a copy of which is attached hereto as Exhibit "D" and by reference made a part hereof.

Exhibit "A-2"

**Western Drainage Easement Area
Parcel 1 – Required Drainage Easement**

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 83, 17th District, Fulton County, Georgia, and being more particularly described as follows:

TO FIND THE TRUE POINT OF BEGINNING, begin at the point formed by the intersection of the southerly right of way line of Morgan Falls Road and the westerly right of way line of Roswell Road (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,706.40 feet and East 2,237,554.21 feet); thence run north 86 degrees 17 minutes 36 seconds west a distance of 5,473.25 feet to a point; thence run south 22 degrees 57 minutes 37 seconds west a distance of 3.72 feet to a point; thence run north 52 degrees 15 minutes 57 seconds west a distance of 5.15 feet to a point; thence run along the arc of a curve to the left an arc distance of 16.56 feet to a point (said curve having a radius of 473.50 feet and said arc being subtended by a chord bearing north 53 degrees 16 minutes 05 seconds west a chord distance of 16.56 feet); thence run north 54 degrees 16 minutes 13 seconds west a distance of 101.42 feet to a point; thence run north 54 degrees 16 minutes 13 seconds west a distance of 25.89 feet to a point (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,444,144.22 feet and East 2,231,970.27 feet), which point is the TRUE POINT OF BEGINNING. FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED, thence running north 54 degrees 16 minutes 13 seconds west a distance of 20.26 feet to a point; thence running south 26 degrees 33 minutes 47 seconds west a distance of 33.52 feet to a point; thence running south 63 degrees 26 minutes 13 seconds east a distance of 20.00 feet to a point; thence running north 26 degrees 33 minutes 47 seconds east a distance of 30.30 feet to a point, and the TRUE POINT OF BEGINNING; said tract designated Required Drainage Easement and containing 0.015 acres, more or less, all as shown on Georgia Power Co., Atlanta, GA., Land Department Drawing Number P250-17, dated September 28, 2011, a copy of which is attached hereto as Exhibit "D" and by reference made a part hereof.

Exhibit "A-3"

**Western Drainage Easement Temporary Construction Area
Parcel 1 – Temporary Easement**

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 83, 17th District, Fulton County, Georgia, and being more particularly described as follows:

TO FIND THE TRUE POINT OF BEGINNING, begin at the point formed by the intersection of the southerly right of way line of Morgan Falls Road and the westerly right of way line of Roswell Road (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,706.40 feet and East 2,237,554.21 feet); thence run north 86 degrees 17 minutes 36 seconds west a distance of 5,473.25 feet to a point; thence run south 22 degrees 57 minutes 37 seconds west a distance of 3.72 feet to a point; thence run north 52 degrees 15 minutes 57 seconds west a distance of 5.15 feet to a point; thence run along the arc of a curve to the left an arc distance of 16.56 feet to a point (said curve having a radius of 473.50 feet and said arc being subtended by a chord bearing north 53 degrees 16 minutes 05 seconds west a chord distance of 16.56 feet); thence run north 54 degrees 16 minutes 13 seconds west a distance of 101.42 feet to a point (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,444,129.10 feet and East 2,231,991.29 feet), which point is the TRUE POINT OF BEGINNING. FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED, thence running north 54 degrees 16 minutes 13 seconds west a distance of 25.89 feet to a point; thence running south 26 degrees 33 minutes 47 seconds west a distance of 30.30 feet to a point; thence running north 63 degrees 26 minutes 13 seconds west a distance of 20.00 feet to a point; thence running north 26 degrees 33 minutes 47 seconds east a distance of 33.52 feet to a point; thence running north 54 degrees 16 minutes 13 seconds west a distance of 12.82 feet to a point; thence running along the arc of a curve to the left an arc distance of 10.52 feet to a point (said curve having a radius of 123.50 feet and said arc being subtended by a chord bearing north 56 degrees 42 minutes 38 seconds west a chord distance of 10.52 feet); thence running north 59 degrees 09 minutes 03 seconds west a distance of 2.85 feet to a point; thence running south 75 degrees 50 minutes 57 seconds west a distance of 23.61 feet to a point; thence running south 30 degrees 50 minutes 57 seconds west a distance of 14.17 feet to a point; thence running north 59 degrees 09 minutes 03 seconds west a distance of 13.00 feet to a point; thence running south 31 degrees 07 minutes 00 seconds west a distance of 13.34 feet to a point; thence running south 59 degrees 09 minutes 03 seconds east a distance of 16.56 feet to a point; thence running south 37 degrees 12 minutes 25 seconds east a distance of 28.21 feet to a point; thence running south 73 degrees 28 minutes 09 seconds east a distance of 50.87 feet to a point; thence running north 45 degrees 52 minutes 43 seconds east a distance of 38.00 feet to a point, and the TRUE POINT OF BEGINNING; said tract designated Temporary Easement and containing 0.076 acres, more or less, all as shown on Georgia Power Co., Atlanta, GA., Land Department Drawing Number P250-17, dated September 28, 2011, a copy of which is attached hereto as Exhibit "D" and by reference made a part hereof.

Exhibit "B-1"

**Eastern Slope Easement Area
Parcel 2 – Required Easement - 1**

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 84, 17th District, Fulton County, Georgia, and being more particularly described as follows:

TO FIND THE TRUE POINT OF BEGINNING, begin at the point formed by the intersection of the southerly right of way line of Morgan Falls Road and the westerly right of way line of Roswell Road (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,706.40 feet and East 2,237,554.21 feet); thence run north 86 degrees 17 minutes 36 seconds west a distance of 5,473.25 feet to a point; thence run south 22 degrees 57 minutes 37 seconds west a distance of 3.72 feet to a point; thence run south 52 degrees 15 minutes 57 seconds east a distance of 129.73 feet to a point; thence run along the arc of a curve to the left an arc distance of 4.52 feet to a point (said curve having a radius of 226.50 feet and said arc being subtended by a chord bearing south 52 degrees 50 minutes 17 seconds east a chord distance of 4.52 feet); thence run south 53 degrees 24 minutes 36 seconds east a distance of 39.65 feet to a point; thence run along the arc of a curve to the right an arc distance of 7.84 feet to a point (said curve having a radius of 373.50 feet and said arc being subtended by a chord bearing south 52 degrees 48 minutes 31 seconds east a chord distance of 7.84 feet); thence run south 52 degrees 12 minutes 26 seconds east a distance of 161.26 feet to a point; thence run along the arc of a curve to the left an arc distance of 12.58 feet to a point (said curve having a radius of 526.50 feet and said arc being subtended by a chord bearing south 52 degrees 53 minutes 31 seconds east a chord distance of 12.58 feet); thence run south 53 degrees 34 minutes 36 seconds east a distance of 43.14 feet to a point; thence run south 53 degrees 34 minutes 36 seconds east a distance of 106.83 feet to a point; thence run along the arc of a curve to the right an arc distance of 60.81 feet to a point (said curve having a radius of 123.50 feet and said arc being subtended by a chord bearing south 39 degrees 28 minutes 14 seconds east a chord distance of 60.20 feet); thence run south 25 degrees 21 minutes 53 seconds east a distance of 27.06 feet to a point; thence run south 25 degrees 21 minutes 53 seconds east a distance of 151.38 feet to a point; thence run along the arc of a curve to the left an arc distance of 23.90 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 27 degrees 05 minutes 47 seconds east a chord distance of 23.88 feet); thence run along the arc of a curve to the left an arc distance of 25.22 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 34 degrees 38 minutes 26 seconds east a chord distance of 25.19 feet); thence run along the arc of a curve to the left an arc distance of 79.12 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 51 degrees 34 minutes 30 seconds east a chord distance of 78.46 feet) (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,452.41 feet and East 2,232,694.76 feet), which point is the TRUE POINT OF BEGINNING. FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED, thence running along the arc of a curve to the right an arc distance of 79.12 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing north 51 degrees 34 minutes 30 seconds west a chord distance of 78.46

feet); thence running south 74 degrees 11 minutes 32 seconds west a distance of 98.77 feet to a point; thence running south 03 degrees 33 minutes 02 seconds west a distance of 46.24 feet to a point; thence running south 31 degrees 29 minutes 33 seconds east a distance of 69.89 feet to a point; thence running south 10 degrees 28 minutes 10 seconds west a distance of 16.14 feet to a point; thence running north 65 degrees 16 minutes 57 seconds east a distance of 21.20 feet to a point; thence running north 65 degrees 16 minutes 57 seconds east a distance of 11.41 feet to a point; thence running north 65 degrees 16 minutes 57 seconds east a distance of 42.60 feet to a point; thence running north 26 degrees 25 minutes 59 seconds east a distance of 21.32 feet to a point; thence running north 08 degrees 46 minutes 24 seconds east a distance of 103.06 feet to a point, and the TRUE POINT OF BEGINNING; said tract designated Required Easement – 1 and containing 0.480 acres, more or less, all as shown on Georgia Power Co., Atlanta, GA., Land Department Drawing Number P250-17, dated September 28, 2011, a copy of which is attached hereto as Exhibit "D" and by reference made a part hereof.

Exhibit "B-2"

**Western Slope Easement Area
Parcel 2 – Required Easement - 2**

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 83, 17th District, Fulton County, Georgia, and being more particularly described as follows:

TO FIND THE TRUE POINT OF BEGINNING, begin at the point formed by the intersection of the southerly right of way line of Morgan Falls Road and the westerly right of way line of Roswell Road (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,706.40 feet and East 2,237,554.21 feet); thence run north 86 degrees 17 minutes 36 seconds west a distance of 5,473.25 feet to a point; thence run south 22 degrees 57 minutes 37 seconds west a distance of 3.72 feet to a point; thence run south 52 degrees 15 minutes 57 seconds east a distance of 129.73 feet to a point; thence run along the arc of a curve to the left an arc distance of 4.52 feet to a point (said curve having a radius of 226.50 feet and said arc being subtended by a chord bearing south 52 degrees 50 minutes 17 seconds east a chord distance of 4.52 feet); thence run south 53 degrees 24 minutes 36 seconds east a distance of 39.65 feet to a point; thence run along the arc of a curve to the right an arc distance of 7.84 feet to a point (said curve having a radius of 373.50 feet and said arc being subtended by a chord bearing south 52 degrees 48 minutes 31 seconds east a chord distance of 7.84 feet); thence run south 52 degrees 12 minutes 26 seconds east a distance of 161.26 feet to a point; thence run along the arc of a curve to the left an arc distance of 12.58 feet to a point (said curve having a radius of 526.50 feet and said arc being subtended by a chord bearing south 52 degrees 53 minutes 31 seconds east a chord distance of 12.58 feet); thence run south 53 degrees 34 minutes 36 seconds east a distance of 43.14 feet to a point; thence run south 53 degrees 34 minutes 36 seconds east a distance of 106.83 feet to a point; thence run along the arc of a curve to the right an arc distance of 60.81 feet to a point (said curve having a radius of 123.50 feet and said arc being subtended by a chord bearing south 39 degrees 28 minutes 14 seconds east a chord distance of 60.20 feet); thence run south 25 degrees 21 minutes 53 seconds east a distance of 27.06 feet to a point (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,679.94 feet and East 2,232,543.24 feet), which point is the TRUE POINT OF BEGINNING. FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED, thence running south 74 degrees 11 minutes 32 seconds west a distance of 69.63 feet to a point; thence running north 35 degrees 32 minutes 07 seconds west a distance of 16.25 feet to a point; thence running north 64 degrees 21 minutes 22 seconds west a distance of 33.05 feet to a point; thence running north 25 degrees 17 minutes 47 seconds west a distance of 72.43 feet to a point; thence running north 01 degrees 18 minutes 00 seconds west a distance of 60.31 feet to a point; thence running south 53 degrees 34 minutes 36 seconds east a distance of 106.83 feet to a point; thence running along the arc of a curve to the right an arc distance of 60.81 feet to a point (said curve having a radius of 123.50 feet and said arc being subtended by a chord bearing south 39 degrees 28 minutes 14 seconds east a chord distance of 60.20 feet); thence running south 25 degrees 21 minutes 53 seconds east a distance of 27.06 feet to a point, and the TRUE POINT OF BEGINNING; said tract designated Required Easement - 2 and containing 0.241 acres, more or less, all as shown on Georgia Power Co., Atlanta, GA., Land Department Drawing Number P250-17, dated September 28, 2011, a copy of which is attached hereto as Exhibit "D" and by reference made a part hereof.

Exhibit "B-3"

**Slope Easement Temporary Construction Area
Parcel 2 – Temporary Easement**

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 84, 17th District, Fulton County, Georgia, and being more particularly described as follows:

TO FIND THE TRUE POINT OF BEGINNING, begin at the point formed by the intersection of the southerly right of way line of Morgan Falls Road and the westerly right of way line of Roswell Road (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,706.40 feet and East 2,237,554.21 feet); thence run north 86 degrees 17 minutes 36 seconds west a distance of 5,473.25 feet to a point; thence run south 22 degrees 57 minutes 37 seconds west a distance of 3.72 feet to a point; thence run south 52 degrees 15 minutes 57 seconds east a distance of 129.73 feet to a point; thence run along the arc of a curve to the left an arc distance of 4.52 feet to a point (said curve having a radius of 226.50 feet and said arc being subtended by a chord bearing south 52 degrees 50 minutes 17 seconds east a chord distance of 4.52 feet); thence run south 53 degrees 24 minutes 36 seconds east a distance of 39.65 feet to a point; thence run along the arc of a curve to the right an arc distance of 7.84 feet to a point (said curve having a radius of 373.50 feet and said arc being subtended by a chord bearing south 52 degrees 48 minutes 31 seconds east a chord distance of 7.84 feet); thence run south 52 degrees 12 minutes 26 seconds east a distance of 161.26 feet to a point; thence run along the arc of a curve to the left an arc distance of 12.58 feet to a point (said curve having a radius of 526.50 feet and said arc being subtended by a chord bearing south 52 degrees 53 minutes 31 seconds east a chord distance of 12.58 feet); thence run south 53 degrees 34 minutes 36 seconds east a distance of 43.14 feet to a point; thence run south 53 degrees 34 minutes 36 seconds east a distance of 106.83 feet to a point; thence run along the arc of a curve to the right an arc distance of 60.81 feet to a point (said curve having a radius of 123.50 feet and said arc being subtended by a chord bearing south 39 degrees 28 minutes 14 seconds east a chord distance of 60.20 feet); thence run south 25 degrees 21 minutes 53 seconds east a distance of 27.06 feet to a point; thence run south 25 degrees 21 minutes 53 seconds east a distance of 151.38 feet to a point; thence run along the arc of a curve to the left an arc distance of 23.90 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 27 degrees 05 minutes 47 seconds east a chord distance of 23.88 feet); thence run along the arc of a curve to the left an arc distance of 25.22 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 34 degrees 38 minutes 26 seconds east a chord distance of 25.19 feet); thence run along the arc of a curve to the left an arc distance of 79.12 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 51 degrees 34 minutes 30 seconds east a chord distance of 78.46 feet); thence run south 08 degrees 46 minutes 24 seconds west a distance of 119.10 feet to an iron pin found; thence run south 65 degrees 16 minutes 57 seconds west a distance of 50.35 feet to a point; thence run south 65 degrees 16 minutes 57 seconds west a distance of 11.41 feet to a point; thence run south 65 degrees 16 minutes 57 seconds west a distance of 21.20 feet to a point; thence run south 65 degrees 16 minutes 57 seconds west a distance of 1.62 feet to a point (said point having State Plane Coordinates

NAD 83(94) [West Zone] of North 1,443,300.00 feet and East 2,232,601.22 feet), which point is the TRUE POINT OF BEGINNING. FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED, thence running south 65 degrees 16 minutes 57 seconds west a distance of 22.10 feet to a point; thence running north 53 degrees 32 minutes 45 seconds west a distance of 62.73 feet to a point; thence running north 04 degrees 59 minutes 21 seconds west a distance of 113.92 feet to a point; thence running north 24 degrees 17 minutes 51 seconds east a distance of 34.95 feet to a point; thence running north 74 degrees 11 minutes 32 seconds east a distance of 3.23 feet to a point; thence running south 03 degrees 33 minutes 02 seconds west a distance of 46.24 feet to a point; thence running south 31 degrees 29 minutes 33 seconds east a distance of 61.73 feet to a point; thence running south 31 degrees 29 minutes 33 seconds east a distance of 69.89 feet to a point; thence running south 10 degrees 28 minutes 10 seconds west a distance of 16.14 feet to a point, and the TRUE POINT OF BEGINNING; said tract designated Temporary Easement and containing 0.139 acres, more or less, all as shown on Georgia Power Co., Atlanta, GA., Land Department Drawing Number P250-17, dated September 28, 2011, a copy of which is attached hereto as Exhibit "D" and by reference made a part hereof.

Exhibit "B-4"

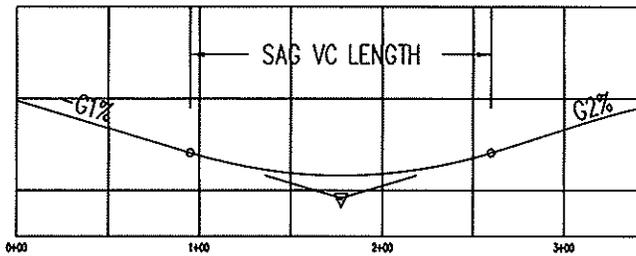
Eastern Drainage Easement Temporary Construction Area

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 84, 17th District, Fulton County, Georgia, and being more particularly described as follows:

TO FIND THE TRUE POINT OF BEGINNING, begin at the point formed by the intersection of the southerly right of way line of Morgan Falls Road and the westerly right of way line of Roswell Road (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,706.40 feet and East 2,237,554.21 feet); thence run north 86 degrees 17 minutes 36 seconds west a distance of 5,473.25 feet to a point; thence run south 22 degrees 57 minutes 37 seconds west a distance of 3.72 feet to a point; thence run south 52 degrees 15 minutes 57 seconds east a distance of 129.73 feet to a point; thence run along the arc of a curve to the left an arc distance of 4.52 feet to a point (said curve having a radius of 226.50 feet and said arc being subtended by a chord bearing south 52 degrees 50 minutes 17 seconds east a chord distance of 4.52 feet); thence run south 53 degrees 24 minutes 36 seconds east a distance of 39.65 feet to a point; thence run along the arc of a curve to the right an arc distance of 7.84 feet to a point (said curve having a radius of 373.50 feet and said arc being subtended by a chord bearing south 52 degrees 48 minutes 31 seconds east a chord distance of 7.84 feet); thence run south 52 degrees 12 minutes 26 seconds east a distance of 161.26 feet to a point; thence run along the arc of a curve to the left an arc distance of 12.58 feet to a point (said curve having a radius of 526.50 feet and said arc being subtended by a chord bearing south 52 degrees 53 minutes 31 seconds east a chord distance of 12.58 feet); thence run south 53 degrees 34 minutes 36 seconds east a distance of 43.14 feet to a point; thence run south 53 degrees 34 minutes 36 seconds east a distance of 106.83 feet to a point; thence run along the arc of a curve to the right an arc distance of 60.81 feet to a point (said curve having a radius of 123.50 feet and said arc being subtended by a chord bearing south 39 degrees 28 minutes 14 seconds east a chord distance of 60.20 feet); thence run south 25 degrees 21 minutes 53 seconds east a distance of 27.06 feet to a point; thence run south 25 degrees 21 minutes 53 seconds east a distance of 151.38 feet to a point; thence run along the arc of a curve to the left an arc distance of 23.90 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 27 degrees 05 minutes 47 seconds east a chord distance of 23.88 feet); thence run along the arc of a curve to the left an arc distance of 25.22 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 34 degrees 38 minutes 26 seconds east a chord distance of 25.19 feet); thence run along the arc of a curve to the left an arc distance of 79.12 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 51 degrees 34 minutes 30 seconds east a chord distance of 78.46 feet); thence run south 08 degrees 46 minutes 24 seconds west a distance of 119.10 feet to an iron pin found; thence run south 65 degrees 16 minutes 57 seconds west a distance of 50.35 feet to a point; thence run south 65 degrees 16 minutes 57 seconds west a distance of 11.41 feet to a point (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,308.87 feet and East 2,232,620.48 feet), which point is the TRUE POINT OF BEGINNING. FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED, thence running north 53 degrees 32 minutes 45 seconds west a

distance of 35.72 feet to a point; thence running north 05 degrees 04 minutes 23 seconds west a distance of 100.12 feet to a point; thence running north 84 degrees 55 minutes 37 seconds east a distance of 10.00 feet to a point; thence running south 05 degrees 04 minutes 23 seconds east a distance of 95.61 feet to a point; thence running south 53 degrees 32 minutes 45 seconds east a distance of 36.72 feet to a point; thence running south 65 degrees 16 minutes 57 seconds west a distance of 11.41 feet to a point, and the TRUE POINT OF BEGINNING; said tract designated 10' Temporary Construction Easement and containing 0.031 acres, more or less, all as shown on Georgia Power Co., Atlanta, GA., Land Department Drawing Number P250-17, dated September 28, 2011, a copy of which is attached hereto as Exhibit "D" and by reference made a part hereof.

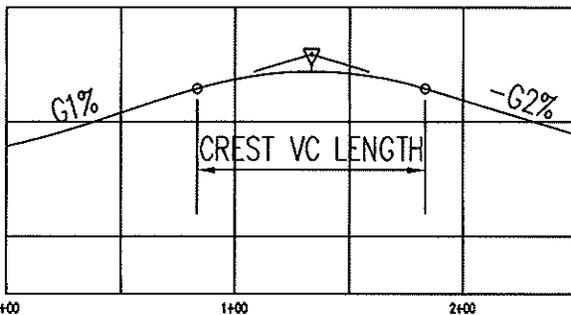
Exhibit "C"
General Substation Access Drive Detail A8
Typical Substation Entrance Detail A9



SAG VERTICAL CURVE

		Exit Slope - G2 (%)					
		6	5	4	3	2	1
Approach Slope - G1 (%)	-6	113	104	94	85	75	66
	-5	104	94	85	75	66	56
	-4	94	85	75	66	56	47
	-3	85	75	66	56	47	38
	-2	75	66	56	47	38	28
	-1	66	56	47	38	28	19
	Length of Sag Vertical Curve (min.)						

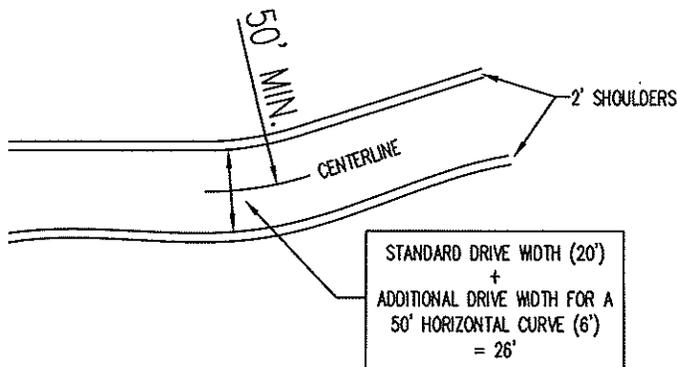
NOTE:
VERTICAL CURVE VALUES ARE BASED ON A DESIGN SPEED OF 15 MPH.



CREST VERTICAL CURVE

		Exit Slope - G2 (%)					
		-6	-5	-4	-3	-2	-1
Approach Slope - G1 (%)	6	36	33	30	27	24	21
	5	33	30	27	24	21	18
	4	30	27	24	21	18	15
	3	27	24	21	18	15	12
	2	24	21	18	15	12	9
	1	21	18	15	12	9	6
	Length of Crest Vertical Curve (min.)						

NOTE:
VERTICAL CURVE VALUES ARE BASED ON A DESIGN SPEED OF 15 MPH.



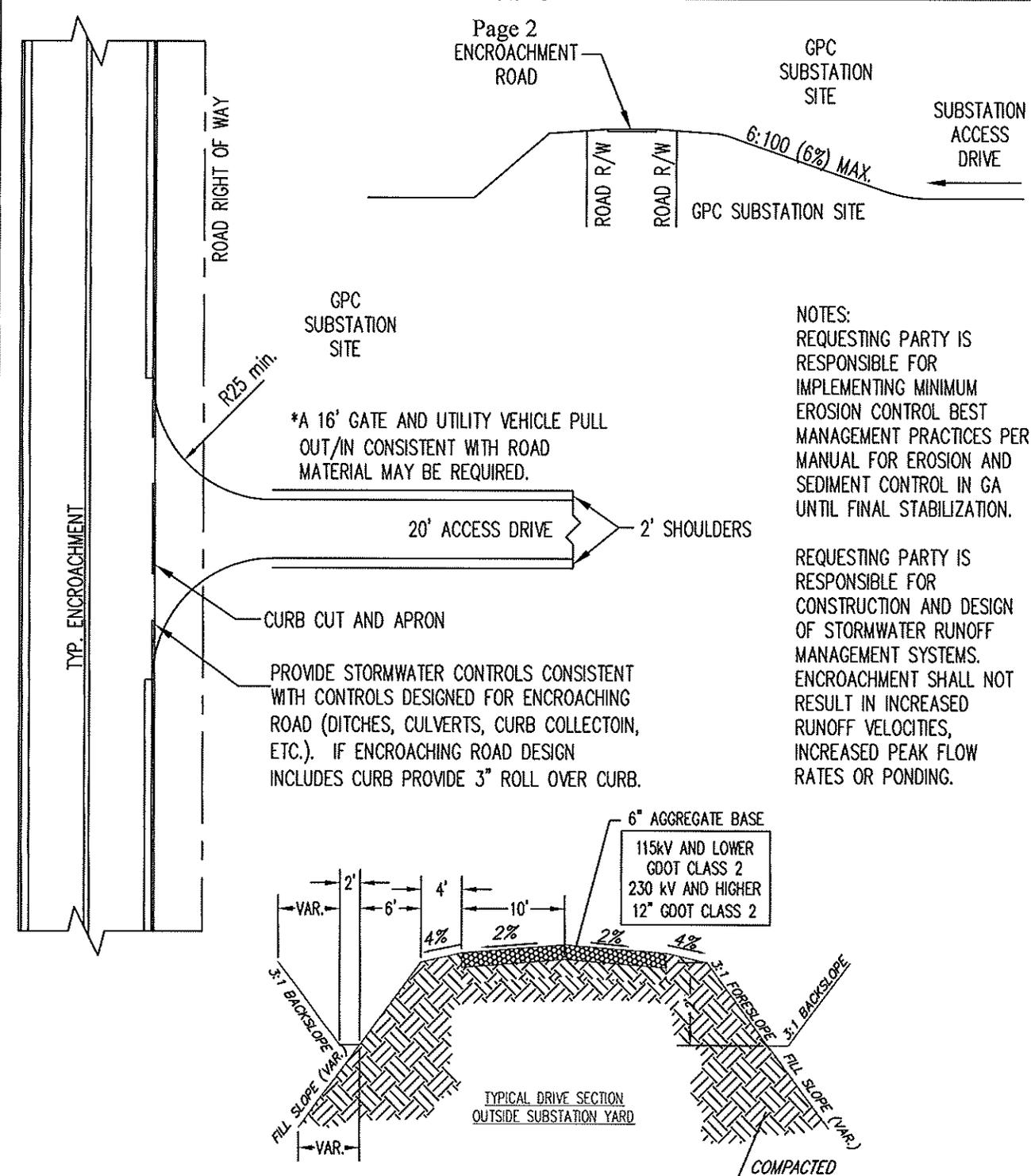
ADDITIONAL DRIVE WIDTH REQUIREMENTS	
HORIZONTAL CURVE RADIUS	ADDITIONAL DRIVE WIDTH
50' - 100'	6'
101' - 150'	5'
151' - 200'	4'
201' - 400'	3'

ADJUST DRIVE WIDTH AS REQUIRED FOR THE HORIZONTAL CURVE USING THE ADDITIONAL DRIVE WIDTH REQUIREMENTS TABLE.

HORIZONTAL CURVE

SUBSTATION ACCESS DRIVE STANDARDS	
STANDARD DRIVE WIDTH MIN.	20 FT
SHOULDER WIDTH MIN.	2 FT (EACH SIDE)
HORIZONTAL CURVE MIN. RADIUS	50 FT (CENTERLINE)
VERTICAL CURVE LENGTH MIN.	100 FT
SLOPE MAX.	6:100 (6%)
CROSS SLOPE MAX.	2:100 (2%)
SIDE SLOPE MAX.	3:1 (33%)
SIGHT DISTANCE MIN.	PER LOCAL REGS.
DITCHES AND CULVERTS	DESIGN FOR 25 YR STORM
COMPACTION MIN.	90% MAX. DRY DENSITY

DRAWN BY: MAC REVISIONS: DATE:	GENERAL SUBSTATION ACCESS DRIVE
	STANDARD ENCROACHMENT DETAILS GEORGIA POWER COMPANY
	DESIGN CRITERIA PROVIDED BY GEORGIA POWER FORESTRY AND R.D.V. DEPARTMENT
	Scale N.T.S. DETAIL A8



SUBSTATION ACCESS DRIVE STANDARDS	
DRIVE WIDTH MIN.	20 FT
SHOULDER WIDTH MIN.	2 FT (EACH SIDE)
COMPACTION MIN.	90% MAX. DRY DENSITY
DRIVE SLOPE MAX.	6:100 (6%)
CROSS SLOPE	2:100 (2%)
SIDE SLOPE	3:1 (33%)
ENTRANCE ANGLE	90°
SIGHT DISTANCE MIN.	PER LOCAL REGS.
DITCHES AND CULVERTS	DESIGN FOR 25 YR STORM
HORIZONTAL CURVE MIN.	50' RADIUS

DRAWN BY: MAC		DATE:		TYPICAL SUBSTATION ENTRANCE	
REVISIONS:					
STANDARD ENCROACHMENT DETAILS				GEORGIA POWER COMPANY	
DESIGN CRITERIA PROVIDED BY GEORGIA POWER FORESTRY AND R.O.W. DEPARTMENT					
Scale N.T.S.				DETAIL A9	

Exhibit "D"

Drawing

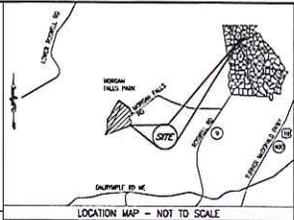
PARCEL 2 AREAS
 REQUIRED RIGHT OF WAY-1 - 3,824 SF (0.088 AC)
 REQUIRED RIGHT OF WAY-2 - 1,217 SF (0.028 AC)
 TEMPORARY EASEMENT - 6,077 SF (0.139 AC)
 20' PERMANENT DRAINAGE EASEMENT - 2,786 SF (0.064 AC)
 10' TEMPORARY CONSTRUCTION EASEMENT - 1,341 SF (0.031 AC)
 REQUIRED RIGHT OF WAY ENCROACHMENT - 4,872 SF (0.112 AC)
 TEMPORARY ENCROACHMENT - 7,029 SF (0.161 AC)
 REQUIRED ENCROACHMENT-1 - 1,170 SF (0.027 AC)
 REQUIRED ENCROACHMENT-2 - 4,916 SF (0.113 AC)
 REQUIRED ENCROACHMENT-3 - 52 SF (0.001 AC)
 REQUIRED EASEMENT-1 - 20,919 SF (0.480 AC)
 REQUIRED EASEMENT-2 - 10,513 SF (0.241 AC)

PARCEL 1 AREAS
 REQUIRED RIGHT OF WAY - 2,124 SF (0.049 AC)
 REQUIRED DRAINAGE EASEMENT - 638 SF (0.015 AC)
 TEMPORARY EASEMENT - 3,293 SF (0.076 AC)

POINT	NORTHING	EASTING
P.O.C.	1,443,706.40	2,237,554.21
P.D.B. 1	1,443,060.24	2,232,092.41
P.D.B. 2	1,443,687.78	2,232,570.94
P.D.B. 3	1,443,679.94	2,232,543.24
P.D.B. 4	1,443,652.85	2,232,482.06
P.D.B. 5	1,443,501.17	2,232,633.29
P.D.B. 6	1,443,507.66	2,232,656.24
P.D.B. 7	1,443,452.41	2,232,694.76
P.D.B. 8	1,443,308.67	2,232,620.48
P.D.B. 9	1,443,300.00	2,232,601.22
P.D.B. 10	1,444,144.22	2,231,970.27
P.D.B. 11	1,444,129.10	2,231,991.29
P.D.B. 12	1,443,334.70	2,232,676.59

- MONUMENTATION LEGEND**
- Iron Pin Set
 - Iron Pin Found
 - Monument Found
 - Monument Eased
 - Computed Point
 - Control or Temporary Point
 - Control or Temporary Point
 - Backsight or Temporary Backsight (TBS)
- LEGEND**
- TEMPORARY ENCROACHMENT
 - REQUIRED ENCROACHMENT
 - REQUIRED RIGHT-OF-WAY
 - TEMPORARY ENCROACHMENT
 - REQUIRED ENCROACHMENT
 - REQUIRED RIGHT-OF-WAY ENCROACHMENT
 - REQUIRED ENCROACHMENT
 - REQUIRED RIGHT-OF-WAY ENCROACHMENT
 - REQUIRED ENCROACHMENT

- UTILITY LEGEND**
- Electric Mainline
 - Electric Meter
 - Gas Mainline
 - Gas Meter
 - Sanitary Sewer Mainline
 - Sanitary Sewer Manhole
 - Storm Sewer Mainline
 - Telephone Mainline
 - Water Mainline
 - Water Meter
 - Fire Hydrant
 - Well
 - Power Pole
 - Transmission Tower
 - Gas Well



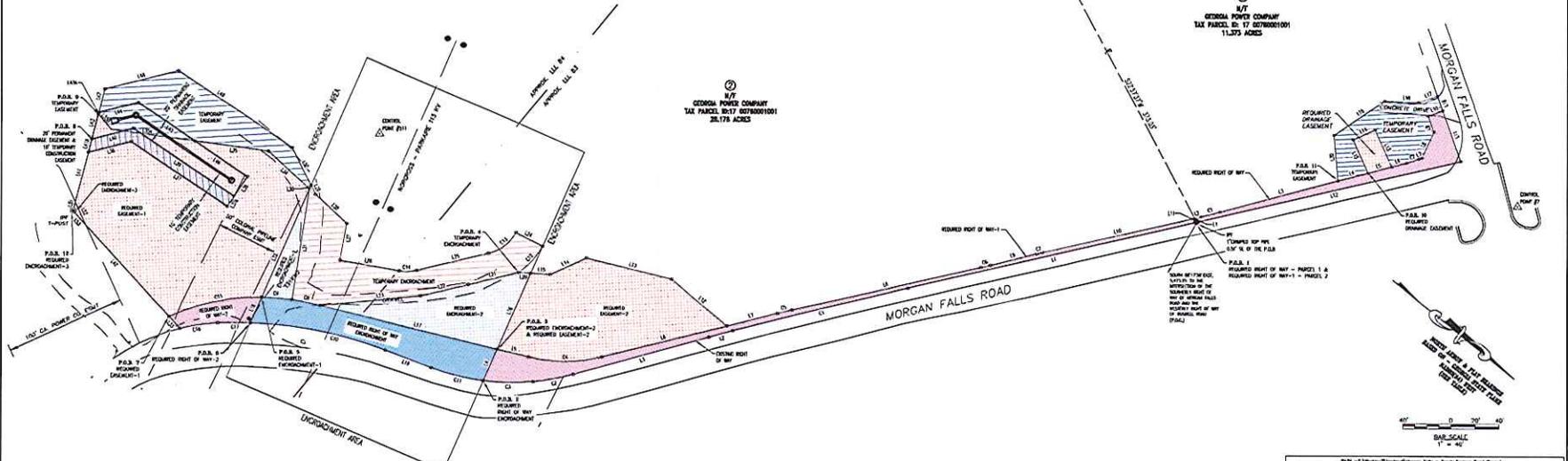
COORDINATE SYSTEM BASED ON STATE PLANE WEST COORDINATE SYSTEM INFORMATION TABLE

STATE PLANE 841, SCALE FACTOR: 0.99999997
 COMPUTED SEA LEVEL FACTOR: 0.99999997
 SEE NORTH ARROW FOR DIRECTION
 SA 8411 8400000 000 000 000 000

CONTROL	STATE PLANE
CP 511	N 1443480.75
EL 1005.5	E 2232480.75
CP 7	N 1444213.11
EL 1002.99	E 2232510.00

FLAT ASSUMPTIONS

- HP - Iron Pin Found
- IP - Iron Pin Set
- IPG - Iron Pin Found
- IPF - Iron Pin Found
- IPD - Iron Pin Found
- IPM - Iron Pin Found
- IPW - Iron Pin Found
- IPX - Iron Pin Found
- IPY - Iron Pin Found
- IPZ - Iron Pin Found
- IPAA - Iron Pin Found
- IPAB - Iron Pin Found
- IPAC - Iron Pin Found
- IPAD - Iron Pin Found
- IPAE - Iron Pin Found
- IPAF - Iron Pin Found
- IPAG - Iron Pin Found
- IPAH - Iron Pin Found
- IPAI - Iron Pin Found
- IPAJ - Iron Pin Found
- IPAK - Iron Pin Found
- IPAL - Iron Pin Found
- IPAM - Iron Pin Found
- IPAN - Iron Pin Found
- IPAO - Iron Pin Found
- IPAP - Iron Pin Found
- IPAQ - Iron Pin Found
- IPAR - Iron Pin Found
- IPAS - Iron Pin Found
- IPAT - Iron Pin Found
- IPAU - Iron Pin Found
- IPAV - Iron Pin Found
- IPAW - Iron Pin Found
- IPAX - Iron Pin Found
- IPAY - Iron Pin Found
- IPAZ - Iron Pin Found
- IPAA - Iron Pin Found
- IPAB - Iron Pin Found
- IPAC - Iron Pin Found
- IPAD - Iron Pin Found
- IPAE - Iron Pin Found
- IPAF - Iron Pin Found
- IPAG - Iron Pin Found
- IPAH - Iron Pin Found
- IPAI - Iron Pin Found
- IPAJ - Iron Pin Found
- IPAK - Iron Pin Found
- IPAL - Iron Pin Found
- IPAM - Iron Pin Found
- IPAN - Iron Pin Found
- IPAO - Iron Pin Found
- IPAP - Iron Pin Found
- IPAQ - Iron Pin Found
- IPAR - Iron Pin Found
- IPAS - Iron Pin Found
- IPAT - Iron Pin Found
- IPAU - Iron Pin Found
- IPAV - Iron Pin Found
- IPAW - Iron Pin Found
- IPAX - Iron Pin Found
- IPAY - Iron Pin Found
- IPAZ - Iron Pin Found



GEORGIA POWER CO., ATLANTA, GA.
 Land Department
 BOUNDARY SURVEY OF GEORGIA POWER
 COMPANY PROPERTY TO BE CONVEYED TO
 CITY OF SANDY SPRINGS
 LAND LOT 85 & 84, 17TH DISTRICT, FULTON COUNTY, GEORGIA

SCALE: 1" = 40'
 DATE: 09.28.2011
 DRAWING NUMBER: P250-17

PARCEL 1

REQUIRED RIGHT OF WAY - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L1	S27°57'37"W	3.77'		
L2	N62°16'05"W	5.15'		
C1	N63°16'05"W	16.56'	473.50'	16.56'
L3	N64°16'13"W	101.42'		
L4	N64°16'13"W	25.89'		
L5	N64°16'13"W	70.26'		
L6	N64°16'13"W	12.82'		
C2	N66°42'38"W	10.52'	123.50'	10.52'
L7	N69°09'03"W	7.85'		
L8	S75°50'57"W	73.61'		
L9	S29°50'57"W	14.17'		
L10	N69°09'03"W	13.00'		
L11	N31°07'00"E	44.50'		
L12	S67°25'49"E	775.27'		

REQUIRED DRAINAGE EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L5	N64°16'13"W	20.26'		
L13	S26°33'47"W	33.52'		
L14	S62°26'13"E	20.00'		
L15	N26°33'47"E	30.30'		

TEMPORARY EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L4	N64°16'13"W	25.89'		
L15	S26°33'47"W	30.30'		
L14	N63°26'13"W	20.00'		
L13	N26°33'47"E	33.52'		
L6	N64°16'13"W	12.82'		
C2	N66°42'38"W	10.52'	123.50'	10.52'
L7	N69°09'03"W	7.85'		
L8	S75°50'57"W	73.61'		
L9	S29°50'57"W	14.17'		
L10	N69°09'03"W	13.00'		
L16	S31°07'00"W	13.34'		
L17	S69°09'03"E	16.56'		
L18	S37°12'25"E	28.21'		
L19	S13°28'00"E	50.87'		
L20	N49°52'43"E	36.00'		

PARCEL 2

REQUIRED RIGHT OF WAY - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L1	S52°25'59"E	245.71'		
C1	S53°12'01"E	150.22'	5608.03'	150.22'
L7	S54°59'08"E	20.36'		
L3	S54°59'08"E	116.50'		
C2	S49°49'09"E	53.82'	187.56'	53.78'
C3	S38°20'31"E	41.32'	187.56'	41.24'
L4	S74°11'32"W	28.78'		
L5	N25°21'53"W	27.00'		
C4	N39°28'14"W	60.81'	123.50'	60.70'
L6	N33°34'36"W	106.85'		
L7	N33°34'36"W	43.14'		
C5	N25°53'31"W	12.58'	526.50'	12.58'
L8	N27°12'26"W	161.26'		
C6	N27°48'31"W	7.84'	373.50'	7.84'
L9	N32°24'30"W	39.65'		
C7	N27°50'17"W	4.52'	226.50'	4.52'
L10	N25°15'57"W	129.73'		
L11	N27°57'37"E	3.72'		

REQUIRED EASEMENT-1 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
C15	N51°34'50"W	79.12'	176.50'	78.46'
L32	S74°11'32"W	98.77'		
L34	S03°33'02"W	46.24'		
L35	S31°29'33"E	61.73'		
L35A	S31°29'33"E	69.89'		
L35B	S10°28'10"W	16.14'		
L43	N65°16'57"E	21.20'		
L41A	N65°16'57"E	11.41'		
L41	N65°16'57"E	42.60'		
L52	N25°25'59"E	21.32'		
L42	N08°46'24"E	103.06'		

REQUIRED ENCROACHMENT-3 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L51	S65°16'57"W	7.76'		
L52	N25°25'59"E	21.32'		
L53	S08°46'24"W	16.04'		

PARCEL 2

REQUIRED EASEMENT-2 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L16	S74°11'32"W	69.63'		
L15	N33°32'07"W	16.25'		
L14	N64°21'22"W	33.05'		
L13	N25°17'47"W	79.43'		
L12	N07°18'00"E	60.31'		
L6	S52°34'36"E	106.85'		
C4	S27°28'14"E	60.81'	123.50'	60.20'
L5	S25°21'53"E	27.00'		

REQUIRED RIGHT OF WAY (ENCROACHMENT) - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L4	S74°11'32"W	28.78'		
L17	S25°21'53"E	151.38'		
C8	S27°05'47"E	23.90'	176.50'	23.88'
C9	S34°36'26"E	25.22'	176.50'	25.19'
L18	N74°11'32"E	23.86'		
C10	N27°51'28"W	114.98'	348.24'	114.46'
L19	N18°23'54"W	40.73'		
C11	N25°12'55"W	44.62'	187.50'	44.51'

20' PERMANENT DRAINAGE EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L43	S65°16'57"W	21.20'		
L43A	S65°16'57"W	1.62'		
L44	N65°32'45"W	33.71'		
L45	N05°04'23"W	36.33'		
L46	N05°04'23"W	52.78'		
L38	N84°55'37"E	20.00'		
L39	S62°04'23"E	100.12'		
L40	S57°32'42"E	35.72'		

PARCEL 2

REQUIRED ENCROACHMENT-2 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L16	S74°11'32"W	69.63'		
L20	S39°32'02"E	0.98'		
L21	S52°56'11"E	42.92'		
L22	S27°43'18"E	40.71'		
L23	S49°06'34"E	83.84'		
L17	N25°21'53"W	151.38'		

REQUIRED ENCROACHMENT-1 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
C9	N34°38'26"W	25.22'	176.50'	25.19'
L31	S59°27'08"W	93.72'		
L32	N74°11'33"E	98.77'		

REQUIRED RIGHT OF WAY-2 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L18	S74°11'32"W	23.86'		
C15	S51°34'50"E	79.12'	176.50'	78.46'
L33	N08°46'24"E	13.24'		
C16	N47°33'10"W	31.72'	156.73'	31.66'
C17	N39°52'12"W	26.85'	348.24'	26.97'

10' TEMPORARY CONSTRUCTION EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L40	N05°32'45"W	35.72'		
L39	N05°04'23"W	100.12'		
L37A	N84°55'37"E	10.00'		
L37	S05°04'23"E	95.61'		
L36	S57°32'45"E	36.72'		
L41A	S62°16'57"W	11.41'		

PARCEL 2

TEMPORARY ENCROACHMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
C12	N87°19'21"W	29.95'	60.00'	29.64'
L24	S11°37'26"E	25.00'		
C13	S77°14'38"E	29.79'	35.00'	28.90'
L25	S52°51'49"E	61.08'		
C14	S41°03'09"E	14.43'	35.00'	14.33'
L26	S29°14'78"E	50.32'		
L27	S62°45'32"W	31.49'		
L28	S03°33'02"W	25.24'		
L29	S24°17'51"W	8.61'		
L30	N74°11'32"E	3.23'		
L31	N69°27'08"E	93.72'		
C8	N27°05'47"W	23.90'	176.50'	23.88'
L23	N49°06'34"W	83.84'		
L22	N27°43'18"W	40.71'		
L21	N25°16'11"W	42.92'		

TEMPORARY EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L47	S65°16'57"W	22.10'		
L48	N03°32'45"W	62.73'		
L49	N04°59'21"W	113.92'		
L50	N24°17'51"E	34.92'		
L30	N74°11'32"E	3.23'		
L34	S05°33'02"W	46.24'		
L35	S31°29'33"E	61.73'		
L35A	S31°29'33"E	69.89'		
L35B	S10°28'10"W	16.14'		

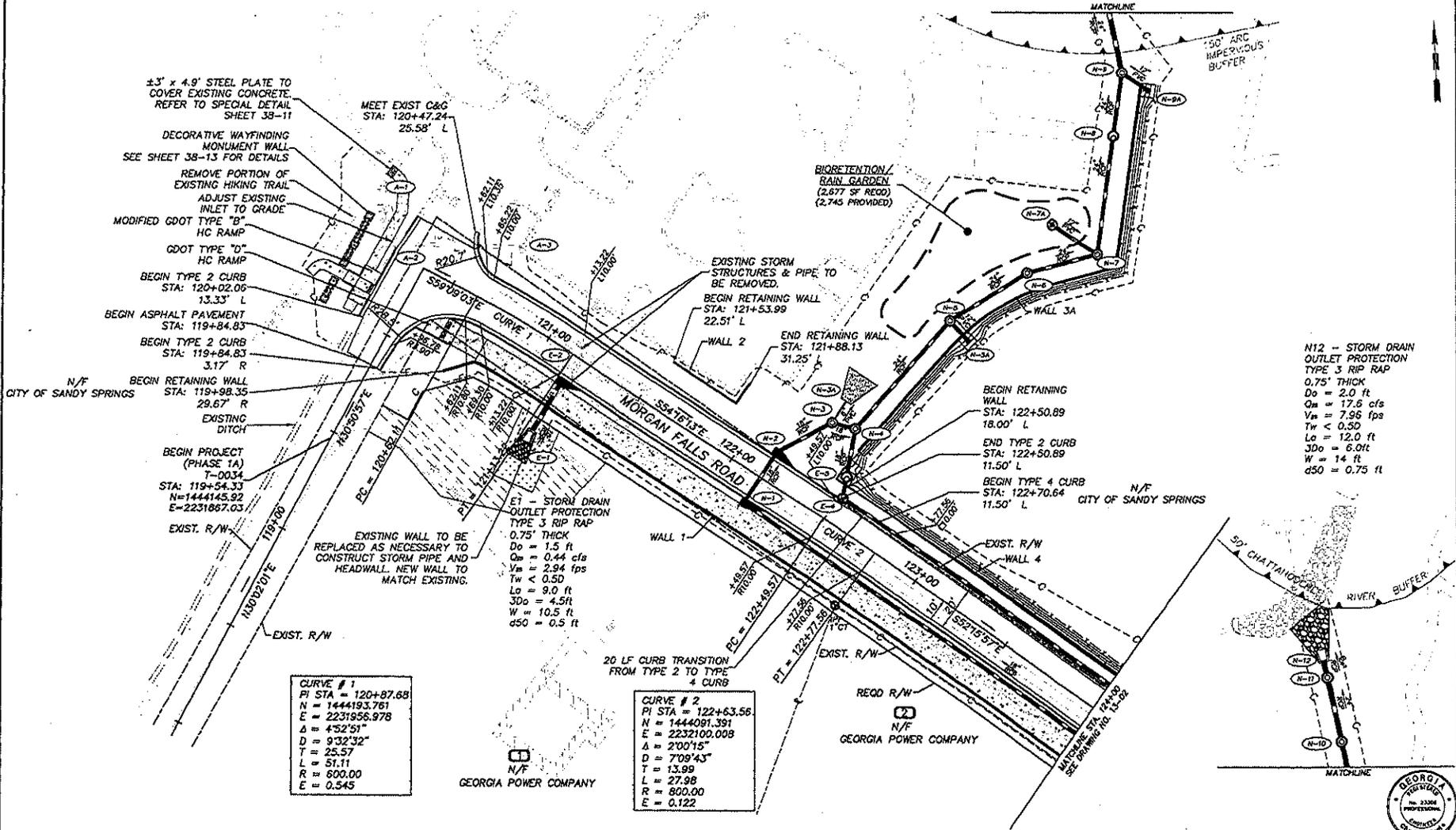
SHEET 2 OF 2				
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<p>File: C:\Users\jordan\OneDrive\My Documents\Projects\GPCC\GPCC_P250-17.dwg GEORGIA POWER CO., ATLANTA, GA. Land Department BOUNDARY SURVEY OF GEORGIA POWER COMPANY PROPERTY TO BE CONVEYED TO CITY OF SANDY SPRINGS LAND LOT 83 & 84, 17TH DISTRICT, FULTON COUNTY, GEORGIA</p>		<p>DATE 06/26/2018</p>
<p>SCALE AS SHOWN</p>	<p>DATE 06/26/2018</p>	<p>DESIGNED BY JORDAN</p>
<p>P250-17</p>		

Exhibit "E"

Plans and Specifications

CITY SANDY SPRINGS	PROJECT NUMBER T-0034	SHEET NO. 16	TOTAL SHEETS 223
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N12 - STORM DRAIN
OUTLET PROTECTION
TYPE 3 RIP RAP
0.75' THICK
Do = 2.0 ft
Qm = 17.6 cfs
Vm = 7.96 fps
Tr < 0.5D
Lc = 12.0 ft
JDo = 6.0ft
W = 14 ft
d50 = 0.75 ft

CURVE # 1
PI STA = 120+87.68
N = 1444193.761
E = 2231956.978
Δ = 4°32'51"
D = 932'32"
T = 25.57
L = 51.11
R = 600.00
E = 0.545

CURVE # 2
PI STA = 122+63.56
N = 1444091.391
E = 2232100.008
Δ = 2°00'15"
D = 709'43"
T = 13.99
L = 27.96
R = 600.00
E = 0.122

E1 - STORM DRAIN
OUTLET PROTECTION
TYPE 3 RIP RAP
0.75' THICK
Do = 1.5 ft
Qm = 0.44 cfs
Vm = 2.94 fps
Tr < 0.5D
Lc = 9.0 ft
JDo = 4.5ft
W = 10.5 ft
d50 = 0.5 ft

±3' x 4.9' STEEL PLATE TO
COVER EXISTING CONCRETE.
REFER TO SPECIAL DETAIL
SHEET 38-11

DECORATIVE WAYFINDING
MONUMENT WALL
SEE SHEET 38-13 FOR DETAILS

REMOVE PORTION OF
EXISTING HIKING TRAIL
ADJUST EXISTING
INLET TO GRADE

MODIFIED GDOT TYPE "B"
HC RAMP

GDOT TYPE "D"
HC RAMP

BEGIN TYPE 2 CURB
STA: 120+02.06
13.33' L

BEGIN ASPHALT PAVEMENT
STA: 119+84.83

BEGIN TYPE 2 CURB
STA: 119+84.83
3.17' R

N/F
CITY OF SANDY SPRINGS
BEGIN RETAINING WALL
STA: 119+98.35
29.67' R

EXISTING
DITCH

BEGIN PROJECT
(PHASE 1A)
T=0034
STA: 119+54.33
N=1444145.92
E=2231867.03

EXIST. R/W

EXIST. WALL TO BE
REPLACED AS NECESSARY TO
CONSTRUCT STORM PIPE AND
HEADWALL. NEW WALL TO
MATCH EXISTING.

PROPERTY AND EX. R/W LINE REQUIRES R/W LINE CONSTRUCTION LIMITS	STORM LINE	1
PERMANENT EASEMENT FOR MAINTENANCE	TOLPOINE LINE OR POWER LINE	2
TEMPORARY EASEMENT FOR CONSTRUCTION	UG POWER LINE	3
EASEMENT FOR CONSTRUCTION OF DRIVEWAYS	WATER LINE	4
PERMANENT DRAINAGE EASEMENT	FIBER OPTIC LINE	5
	GAS LINE	6
	SEWERY/SEWER LINE	7
	LIGHTING CONDUIT	8
	RETAINING WALL	9



REVISION DATES

CITY OF SANDY SPRINGS PUBLIC WORKS DEPARTMENT	
OFFICE: PUBLIC WORKS	DATE: 05/23/12
MAINLINE PLAN	
SHEET NO. 13-01	

MORGAN FALLS RD. IMPROVEMENTS



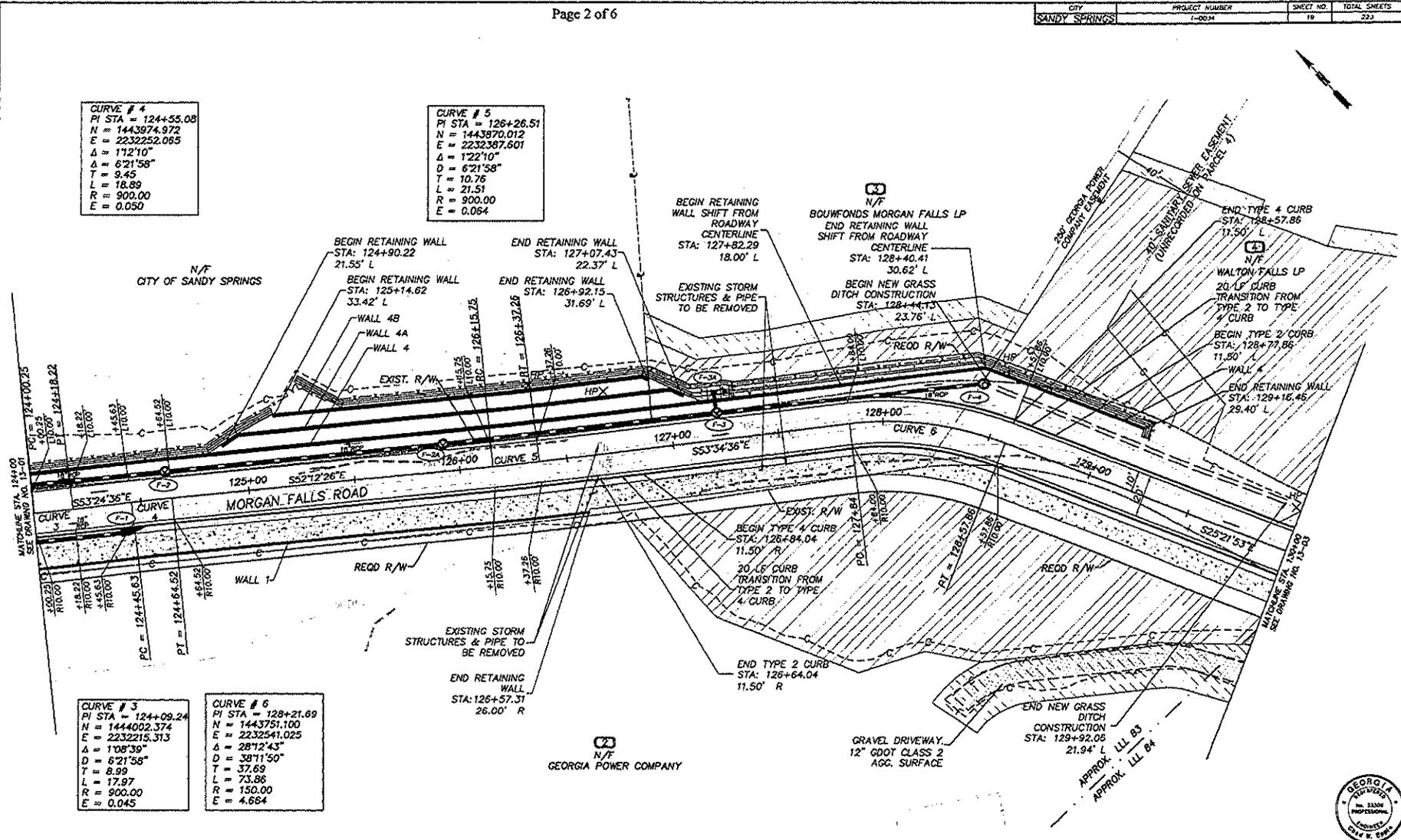
CITY	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
SANDY SPRINGS	T-0034	18	223

CURVE # 4
 PI STA = 124+55.08
 N = 1443974.972
 E = 2232252.065
 Δ = 172°10'
 Δ = 6°21'58"
 T = 9.45
 L = 18.89
 R = 900.00
 E = 0.050

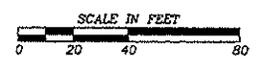
CURVE # 5
 PI STA = 126+26.51
 N = 1443970.012
 E = 2232367.601
 Δ = 122°10'
 Δ = 6°21'58"
 T = 10.76
 L = 21.51
 R = 900.00
 E = 0.064

CURVE # 3
 PI STA = 124+09.24
 N = 1444002.374
 E = 2232215.313
 Δ = 108°39'
 Δ = 6°21'58"
 T = 8.99
 L = 17.97
 R = 900.00
 E = 0.045

CURVE # 6
 PI STA = 128+21.69
 N = 1443751.100
 E = 2232541.025
 Δ = 28°12'43"
 Δ = 38°11'50"
 T = 37.69
 L = 73.86
 R = 150.00
 E = 4.684



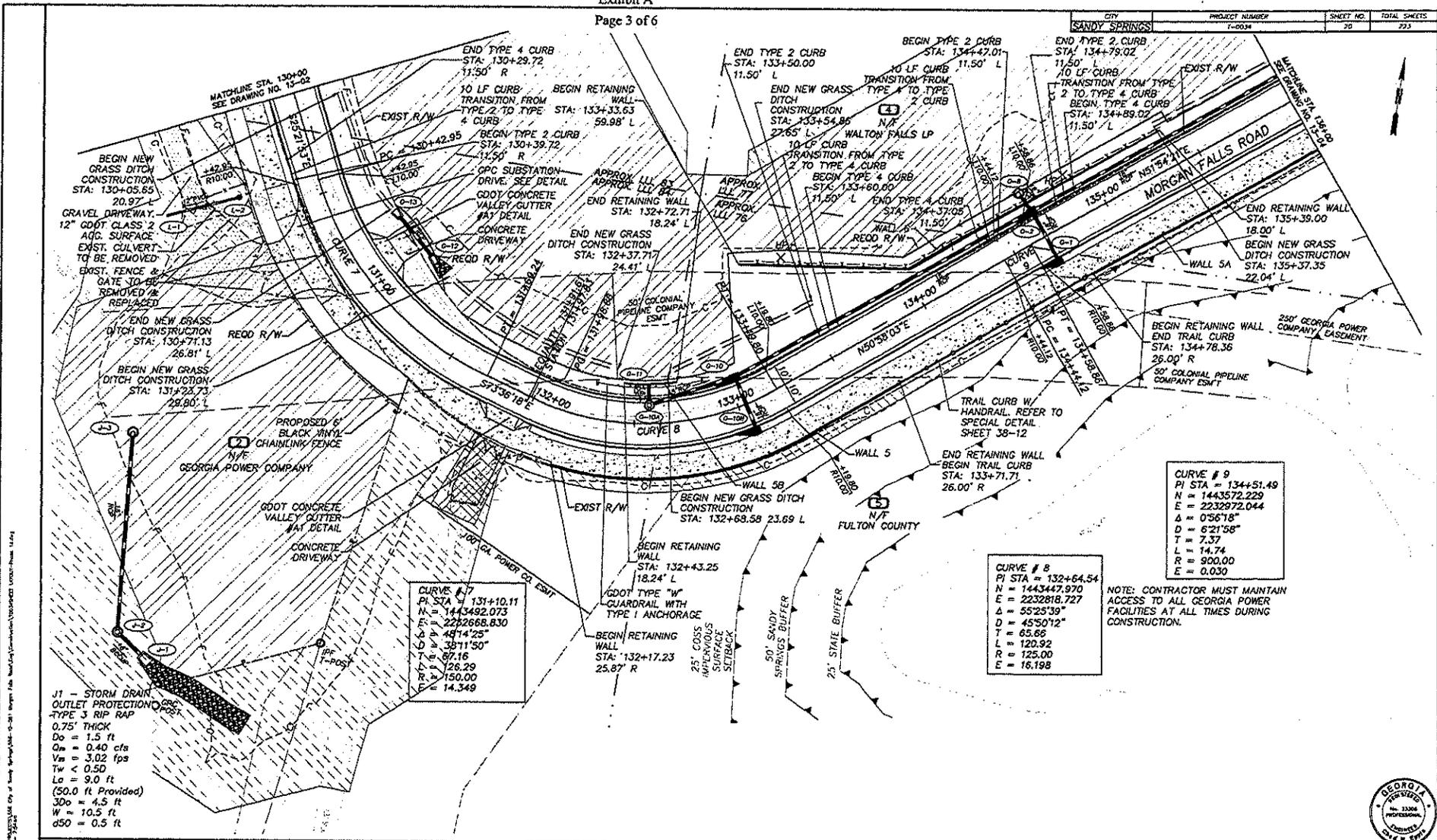
PROPERTY AND EX. R/W LINE	STORM LINE	TELEPHONE LINE	CONSTRUCTION LIMITS
INDUSTRIAL R/W LINE	SEWER LINE	POWER LINE	PERMANENT EASEMENT FOR MAINTENANCE
CONSTRUCTION LIMITS	WATER LINE	TEMPORARY EASEMENT FOR CONSTRUCTION	EASEMENT FOR CONSTRUCTION OF DRIVEWAYS
PERMANENT EASEMENT FOR CONSTRUCTION	LIGHTING CONDUIT	RETAINING WALL	



REVISION DATES	CITY OF SANDY SPRINGS PUBLIC WORKS DEPARTMENT
	OFFICE PUBLIC WORKS DATE: 05/23/12
	MAINLINE PLAN
	MORGAN FALLS RD. IMPROVEMENTS
	SHEET NO. 13-02



CITY	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
SANDY SPRINGS	1-0034	20	23



CURVE # 9
 PI STA = 134+51.49
 N = 1443572.229
 E = 2232972.044
 Δ = 0°56'18"
 D = 6'21"58"
 T = 7.37
 L = 14.74
 R = 900.00
 E = 0.030

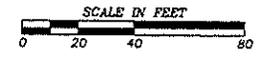
CURVE # 8
 PI STA = 132+64.54
 N = 1443447.970
 E = 2232818.727
 Δ = 55°25'39"
 D = 45°50'12"
 T = 65.66
 L = 120.92
 R = 125.00
 E = 16.198

CURVE # 7
 PI STA = 131+10.11
 N = 1443482.073
 E = 2232668.830
 Δ = 48°14'25"
 D = 38°11'50"
 T = 67.16
 L = 26.29
 R = 150.00
 E = 14.349

NOTE: CONTRACTOR MUST MAINTAIN ACCESS TO ALL GEORGIA POWER FACILITIES AT ALL TIMES DURING CONSTRUCTION.

J1 - STORM DRAIN OUTLET PROTECTION
 TYPE 3 RIP RAP
 0.75' THICK
 D₅₀ = 1.5 ft
 Q₅₀ = 0.40 cfs
 V₅₀ = 3.02 fps
 T_w < 0.5D
 L_a = 9.0 ft
 (50.0 ft Provided)
 3D₅₀ = 4.5 ft
 W = 10.5 ft
 d50 = 0.5 ft

PROPERTY AND EX. R/W LINE	STORM LINE	1
ACQUIRED R/W LINE	TELEPHONE LINE	2
CONSTRUCTION LIMITS	OH POWER LINE	3
PERMANENT EASEMENT FOR MAINTENANCE	UG POWER LINE	4
TEMPORARY EASEMENT FOR CONSTRUCTION	WATER LINE	5
EASEMENT FOR CONSTRUCTION OF DRIVEWAYS	FIBER OPTIC LINE	6
PERMANENT CHALLENGE EASEMENT	GAS LINE	7
	SMALLER BENDER LINE	8
	LIGHTING CONDUIT	9
	RETAINING WALL	10
	CONCRETE DRIVEWAY	11
	CONCRETE	12
	CONCRETE	13
	CONCRETE	14

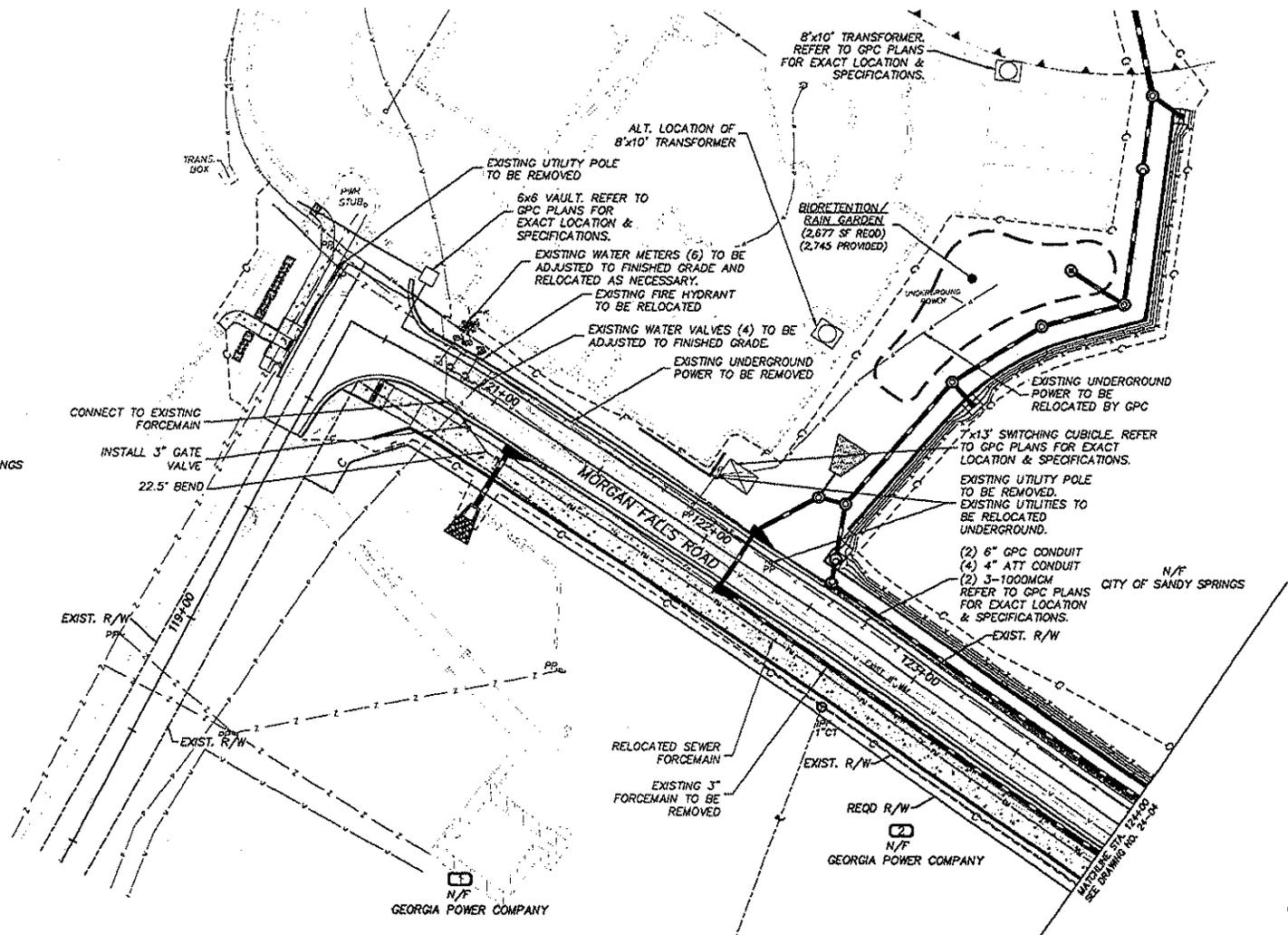


REVISION DATES

CITY OF SANDY SPRINGS	
PUBLIC WORKS DEPARTMENT	
OFFICE: PUBLIC WORKS	DATE: 05/23/12
MAINLINE PLAN	
SHEET NO. 13-03	



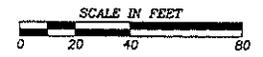
CITY	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
SANDY SPRINGS	7-0034	88	223



PROPERTY AND EX. R/W LINE	STORM LINE	TELEPHONE LINE	2
REQUIRED R/W LINE	ON POWER LINE	3	3
CONSTRUCTION LIMITS	4	4	4
PERMANENT EASEMENT FOR MAINTENANCE	5	5	5
TEMPORARY EASEMENT FOR CONSTRUCTION	6	6	6
EASEMENT FOR CONSTRUCTION OF DRIVEWAYS	7	7	7
PERMANENT DRAINAGE EASEMENT	8	8	8
	9	9	9
	10	10	10
	11	11	11
	12	12	12
	13	13	13
	14	14	14
	15	15	15
	16	16	16
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	41	41	41
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	43	43	43
	44	44	44
	45	45	45
	46	46	46
	47	47	47
	48	48	48
	49	49	49
	50	50	50



SEI
SOUTHEASTERN ENGINEERING, INC.
2410 Sandy Plains Road, Roswell, Georgia 30084
404.278.2111 FAX 404.278.2111-9515
www.seiengineering.com



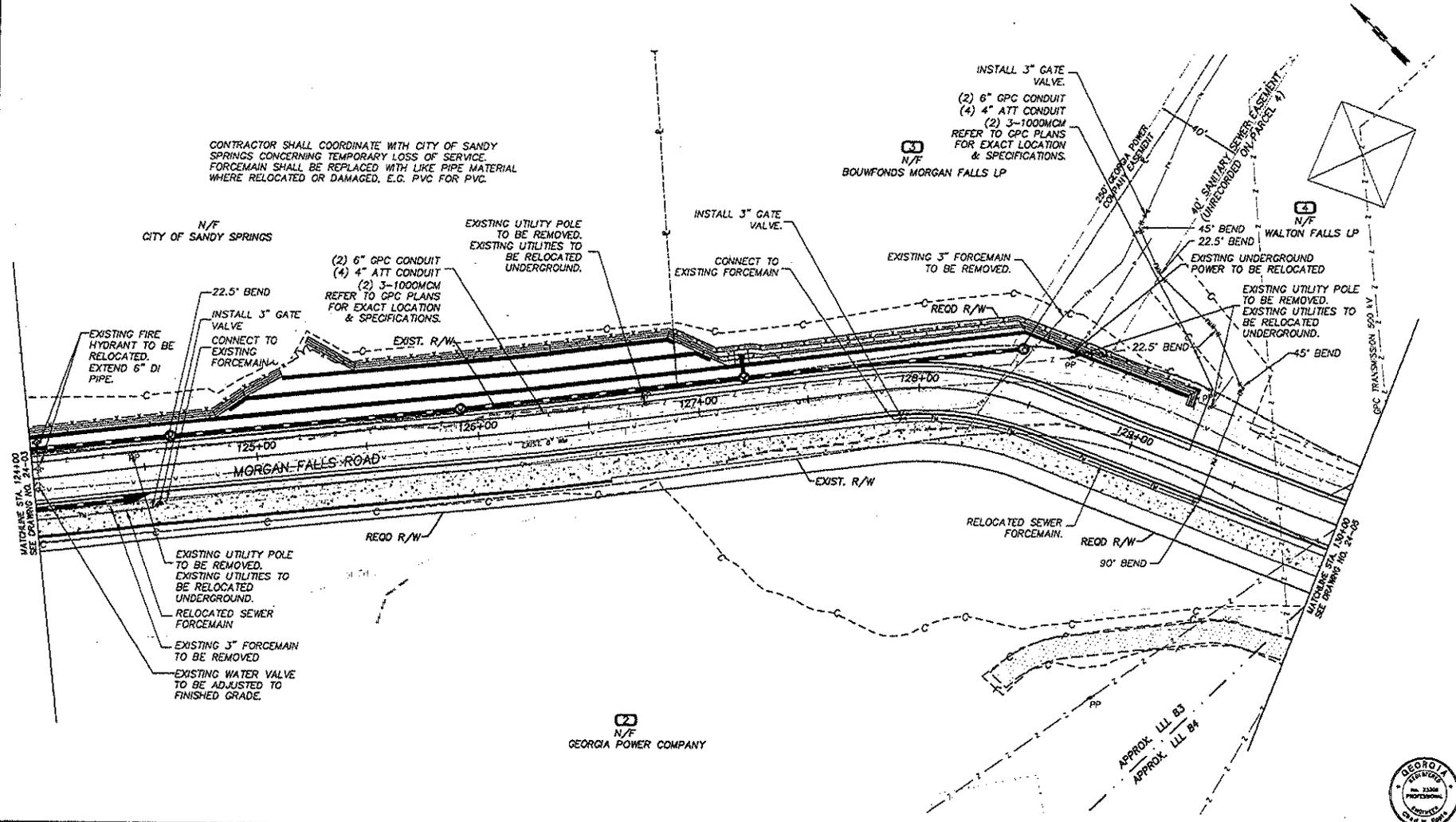
REVISION DATES

CITY OF SANDY SPRINGS
PUBLIC WORKS DEPARTMENT
OFFICE PUBLIC WORKS DATE: 05/23/12
UTILITY PLAN
MORGAN FALLS RD. IMPROVEMENTS SHEET NO. 24-03



SANDY SPRINGS, GEORGIA: CITY OF SANDY SPRINGS, 13-041 Morgan Falls Road, Sandy Springs, Georgia 30084
 PROJECT NO. 7-0034, SHEET NO. 88 OF 223

CITY	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
SANDY SPRINGS	T-0034	50	223



CONTRACTOR SHALL COORDINATE WITH CITY OF SANDY SPRINGS CONCERNING TEMPORARY LOSS OF SERVICE. FORCEMAIN SHALL BE REPLACED WITH LIKE PIPE MATERIAL WHERE RELOCATED OR DAMAGED, E.G. PVC FOR PVC.

N/F
CITY OF SANDY SPRINGS

3
N/F
BOUVFONDS MORGAN FALLS LP

4
N/F
WALTON FALLS LP

2
N/F
GEORGIA POWER COMPANY

PROPERTY AND EIL ROW LINE	STORM LINE	1
REQUIRED R/W LINE	TELEPHONE LINE	2
CONSTRUCTION LIMITS	OH POWER LINE	3
PERMANENT EASEMENT FOR MAINTENANCE	UG POWER LINE	4
TEMPORARY EASEMENT FOR CONSTRUCTION	WATER LINE	5
EASEMENT FOR CONSTRUCTION OF DRIVEWAYS	FIBER OPTIC LINE	6
PERMANENT DRAINAGE EASEMENT	GAS LINE	7
	SEWERY SEWER LINE	8
	LIGHTING CONDUIT	9
	RETAINING WALL	10

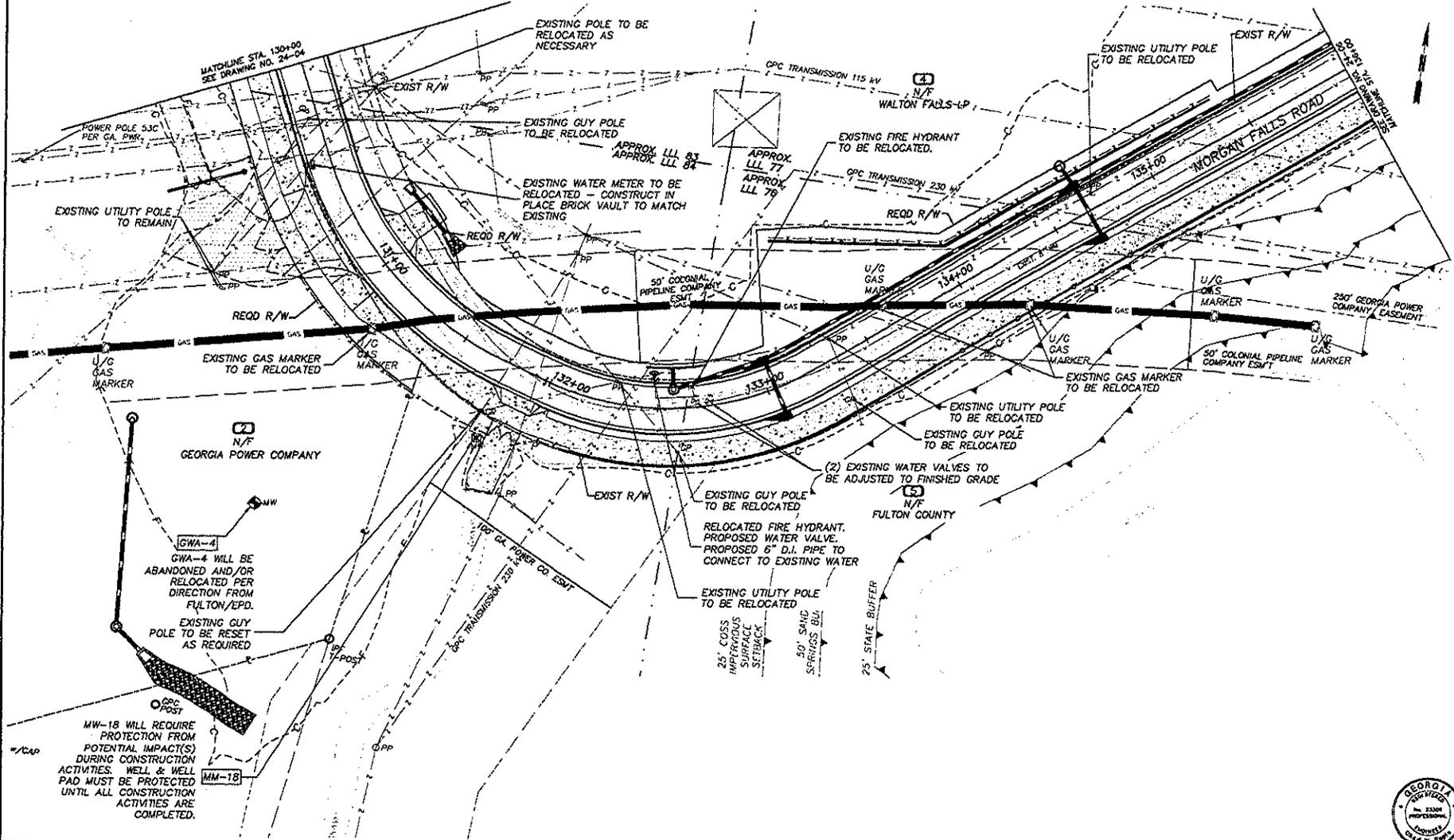


REVISION DATES

CITY OF SANDY SPRINGS PUBLIC WORKS DEPARTMENT	
OFFICE PUBLIC WORKS	DATE: 05/23/12
UTILITY PLAN	
MORGAN FALLS RD. IMPROVEMENTS	
SHEET NO.	24-04



CITY	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
SANDY SPRINGS	1-0034	100	223



GEORGIA POWER COMPANY
N/F

GWA-4
GWA-4 WILL BE ABANDONED AND/OR RELOCATED PER DIRECTION FROM FULTON/EPD.

MW-18 WILL REQUIRE PROTECTION FROM POTENTIAL IMPACT(S) DURING CONSTRUCTION ACTIVITIES. WELL & WELL PAD MUST BE PROTECTED UNTIL ALL CONSTRUCTION ACTIVITIES ARE COMPLETED.

PROPERTY AND EX. R/W LINE	STORM LINE	TELEPHONE LINE	Y
REQUIRED R/W LINE	TELEPHONE LINE ON POWER LINE	WATER LINE	Z
CONSTRUCTION LIMITS	UG POWER LINE	FIBER OPTIC LINE	P
PERMANENT EASEMENT FOR MAINTENANCE	WATER LINE	OUR LINE	GAS
TEMPORARY EASEMENT FOR CONSTRUCTION	UNDERGROUND CABLE	EMERGENCY SERVICE LINE	IS
EASEMENT FOR CONSTRUCTION OF DRIVEWAYS	EMERGENCY SERVICE LINE	LIGHTING CONDUIT	B-COMLET
PERMANENT DRAINAGE EASEMENT	RETAINING WALL		



SEI
SOUTHEASTERN ENGINEERING, INC.
2430 Sandy Plains Road, Marietta, Georgia 30066
Tel: 770-582-1550 Fax: 770-582-1553
www.seieng.com



REVISION DATES	
6/27/12	

CITY OF SANDY SPRINGS
PUBLIC WORKS DEPARTMENT
OFFICE: PUBLIC WORKS DATE: 05/23/12

UTILITY PLAN
MORGAN FALLS RD. IMPROVEMENTS



SHEET NO. 24-05

**GOVERNMENTAL ENCROACHMENT AGREEMENT
FOR FEE SIMPLE PROPERTY**

L.F. # _____

APPLICATION _____

SUBJECT: _____ TRANSMISSION LINE RIGHT-OF-WAY

This Encroachment Agreement (the "**Encroachment Agreement**") is made and entered into by and between **Georgia Power Company**, a Georgia corporation, hereinafter called "**Power Company**," and **City of Sandy Springs, Georgia**, a municipal corporation of the State of Georgia, hereinafter called "**Sandy Springs**".

For and in consideration of \$10.00 in hand paid by each party hereto to the other, the receipt and sufficiency of which are hereby acknowledged, Power Company and Sandy Springs agree as follows:

1. Power Company hereby consents for Sandy Springs to use, upon and subject to all the terms and provisions in this Encroachment Agreement, of those areas within the Power Company's subject communications, distribution and transmission line right(s)-of-way more particularly described on Exhibits "A-1", "A-2", "A-3", and "B", attached hereto and by this reference made a part hereof (the "**Right of Way**"): So long as Sandy Springs is not in violation of any material term of this Encroachment Agreement, this right of encroachment shall be irrevocable.

2. The use of the Right of Way by Sandy Springs pursuant to this Encroachment Agreement is limited as set forth in this Encroachment Agreement, including without limitation Schedule 1 attached hereto and by reference made a part hereof. It is specifically understood that no buildings, structures or other obstructions of any type are permitted within or on the Right of Way, except for the fence and gate expressly set forth in and as limited by Schedule 1. The parties agree that no construction in accordance with this Encroachment Agreement as contemplated in the "**Plans**" (as that term is defined in Paragraph 14 of Schedule 1 attached hereto) shall be deemed to violate this provision.

3. INTENTIONALLY DELETED.

4. Provided and on the condition that Sandy Springs complies with all of the terms and provisions of this Encroachment Agreement, Power Company consents to the use by Sandy Springs of the Right of Way as set forth in and limited by this Encroachment Agreement, including without limitation Schedule 1.

5. Sandy Springs agrees to obtain all necessary rights for the encroachment from the owners of the lands crossed by the Right of Way in the event Sandy Springs does not own the said lands and rights.

6. Sandy Springs agrees to use the Right of Way in strict accordance with this Encroachment Agreement (including without limitation Schedule 1) and in such a manner as will not interfere with or otherwise affect the Power Company's activities, equipment, operations or facilities as now, or hereafter, exist thereon (hereinafter Power Company's "**activities**" and "**facilities**").

7. Sandy Springs agrees that the use of the Right of Way, as herein provided, shall in no way affect the validity of the Power Company's rights and property interest(s) and shall in no way modify or restrict the use or rights of the Power Company, its successors or assigns, in and to the area to be used. Sandy Springs acknowledges the Power Company's right and title to said rights and property interest(s) and the priority of the Power Company's right of use and hereby agrees not to resist or dispute said priority.

8. The use of said area within the Right of Way by Sandy Springs shall be at the sole risk and expense of Sandy Springs, and Sandy Springs specifically releases Power Company from any responsibility for personal injury (including death) or

other damages to Sandy Springs, and for any damage to the facilities and property of Undersigned, resulting or occurring from the use of the Right of Way by the Power Company as provided for herein. Undersigned covenants not to sue Power Company concerning any matter covered by this Encroachment Agreement.

9. Sandy Springs hereby agrees and covenants not to use and will prohibit agents, employees and contractors of Undersigned from using any tools, equipment or machinery within ten (10) feet of the Power Company's overhead conductors. Sandy Springs agrees to comply with Official Code of Georgia Section 46-3-30 et seq., (HIGH-VOLTAGE SAFETY ACT), and any and all Rules and Regulations of the State of Georgia promulgated in connection therewith, all as now enacted or hereinafter amended; and further agrees to notify any contractor(s) that may be employed by Sandy Springs to perform any of the work referred to in this Encroachment Agreement of the existence of said code sections and regulations by requiring said work to be performed in compliance with said code sections and regulations by including same as a requirement in its request for bids and including said requirement in any contract let as a result of said bid. Sandy Springs further agrees and covenants to warn all persons whom Sandy Springs knows or should reasonably anticipate for any reason may conduct any activity whatsoever under or in the vicinity of such conductors of the fact that such conductors are (a) electrical conductors, (b) energized, (c) uninsulated and (d) dangerous.

10. Notwithstanding anything to the contrary contained herein, Sandy Springs agrees to reimburse the Power Company for all cost and expense for any damage to the Power Company's facilities or property resulting from the use by Sandy Springs of said area within the Right of Way, except to the extent such damage is caused by the negligence on the part of the Power Company, its agents or employees. Also, Sandy Springs agrees that if in the reasonable opinion of the Power Company, it becomes necessary, as a result of any activities of Sandy Springs other than the construction and maintenance (consistent with the Plans and this Encroachment Agreement) of the improvements, slopes, grading and other matters as shown on the Plans, to relocate, rearrange, change or raise any of the Power Company's facilities, to promptly reimburse the Power Company for all cost and expense involved in such relocation, rearrangement, changing or raising of said facilities and all costs related to such activity.

11. INTENTIONALLY DELETED.

12. If any contractor(s) are employed by Sandy Springs to perform the initial construction of any of the improvements, slopes, grading or other matters as shown on the Plans, Sandy Springs hereby agrees to incorporate in any and all of its contracts and/or agreements, for any of such initial construction, with any and all third persons, contractors, or subcontractors, a provision requiring said third parties, contractors, or subcontractors to indemnify and save harmless and defend Power Company and its agents and employees, as provided for above, from payment of any sum or sums of money by reason of claims or suits resulting from injuries (including death) to any person(s) or damage to any property (including facilities and property of the Power Company) which is in any manner attributable to or resulting from the construction of the improvements, slopes, grading or other matters as shown on the Plans, and except to the extent such injury or damage is caused by the negligence on the part of the Power Company, its agents or employees.

13. At all times prior to completion of the improvements contemplated hereby, Sandy Springs further agrees to carry, and to require that any third party, contractor, or subcontractor doing or providing any of the work referred to in this Encroachment Agreement or doing or providing any construction on the Right of Way carry, liability insurance which shall specifically cover such contractually assumed liability. A certificate of such insurance issued by the appropriate insurance company shall be furnished to the Power Company on request, said amount of insurance to be not less than \$1,000,000 per occurrence for bodily injury and property damage which arise out of or result from Sandy Springs's operations under this Encroachment Agreement.

14. RIGHT OF WAY LANDSCAPING SPECIFICATIONS: Power Company reserves the right to trim, cut down, clear away or remove all trees and brush from the limits of the Right of Way. Please contact Power Company for Power Company's current landscaping guidelines. Sandy Springs acknowledges and agrees that (a) the provision of reliable electric service must remain paramount, (b) the permission for plantings set forth in any such guidelines may be modified or revoked, in whole or in part, at any time and from time to time by Power Company, in its sole discretion, (c) current and future rules, regulations and orders of Federal and State authorities may also be applicable to and restrict or prohibit plantings, (d) in connection with any such restriction, prohibition, modification or revocation, whether by Power Company or pursuant to such rules, regulations or orders, Power Company reserves the right to require trimming, clearing, cutting down or removal, at Power Company's sole discretion, of plantings previously permitted, whether under such guidelines or otherwise, and (e) no rights to maintain any planting will result from reliance on any such guidelines.

15. This Encroachment Agreement shall inure to the benefit of and be binding upon the parties, their heirs, successors and/or assigns. This Encroachment Agreement supersedes all oral or written agreements concerning the subject matter of this Encroachment Agreement, and this Encroachment Agreement shall not be amended, revised or changed, except in a writing agreed to by the parties.

16. The Special Stipulations attached hereto as Schedule 1 are hereby incorporated in this Encroachment Agreement and made a part of this Encroachment Agreement by this reference. In the event of any conflict between the terms and conditions of this Encroachment Agreement and the terms and conditions of Schedule 1, the terms and conditions of Schedule 1 will control for all purposes.

Sandy Springs hereby accepts the foregoing consent subject to the terms, provisions and conditions set forth above. Sandy Springs agrees to all the terms, provisions and conditions of this Encroachment Agreement, including, without limitation,

the terms, provisions and conditions of Schedule 1. Sandy Springs has by Resolution of the City Council, or by other legal and proper authorization, duly adopted (a copy of which will be furnished to Power Company on request), authorized the execution of this Encroachment Agreement.

IN WITNESS WHEREOF, this Encroachment Agreement has been duly executed, this the _____ day of _____, 2012.

CITY OF SANDY SPRINGS, GEORGIA

WITNESS: _____

BY: _____

NOTARY PUBLIC: _____

NAME: _____
TITLE: _____

GEORGIA POWER COMPANY

WITNESS: _____

BY: _____

NOTARY PUBLIC: _____

NAME: _____
TITLE: Area Transmission Maintenance Manager Metro East

**Schedule 1
Special Stipulations**

1. The following terms have the following meanings:

"encroachment" means the consent by Power Company to the specified use by Sandy Springs of the specified Encroachment Area.

"Encroachments" means (a) the Slope Encroachments, the Slope Temporary Construction Encroachments, and the Road Encroachment, less and except (b) the Reserved Rights.

"Encroachment Areas" means the Slope Encroachment Areas and the Road Encroachment Area.

"Easement Agreement" means that certain Easement Agreement between Power Company and Sandy Springs dated on or about even date with this Encroachment Agreement, with respect to certain property adjacent to the Encroachment Areas.

"Reserved Rights" means the reservation by Power Company, unto itself, its successors and assigns, for the benefit of Power Company, its successors, assigns and such others (such as but not limited to Power Company's agents, contractors, subcontractors, licensees and permittees) as Power Company shall from time to time designate, of all rights to use the Encroachment Areas for any and all purposes.

SLOPE

"Eastern Slope Encroachment Area" means the property located in Land Lot 84, 17th District, Fulton County, Georgia, being more particularly described on Exhibit "A-1" attached hereto and made a part hereof by this reference.

"Slope Encroachment Areas" means the Eastern Slope Encroachment Area and the Western Slope Encroachment Area.

"Slope Encroachments" means the Permanent Eastern Slope Encroachment and the Permanent Western Slope Encroachment.

"Slope Temporary Construction Encroachments" means the Temporary Construction Encroachment for Eastern Slope, the Temporary Construction Encroachment for Western Slope, and the Temporary Construction Encroachment for Fill.

"Slope Encroachment Temporary Construction Area" means the property located in Land Lots 83 and 84, 17th District, Fulton County, Georgia, being more particularly described on Exhibit "A-3" attached hereto and made a part hereof by this reference.

"Permanent Eastern Slope Encroachment" means a permanent nonexclusive encroachment for the maintenance of slopes across the Eastern Slope Encroachment Area.

"Permanent Western Slope Encroachment" means a permanent nonexclusive encroachment for the maintenance of slopes across the Western Slope Encroachment Area.

"Temporary Construction Encroachment for Eastern Slope" means a temporary nonexclusive encroachment for the construction of slopes across the Eastern Slope Encroachment Area, together with a temporary nonexclusive construction encroachment over and across the Slope Encroachment Temporary Construction Area in connection with such construction. The Temporary Construction Encroachment for Eastern Slope will cease and terminate on the earlier to occur of (i) the second anniversary of the date of this Encroachment Agreement; and (ii) the date of completion of construction of (a) the slopes across the Eastern Slope Encroachment Area contemplated hereby, and (b) the slopes across the Eastern Slope Easement Area contemplated by the Easement Agreement.

"Temporary Construction Encroachment for Fill" means a temporary nonexclusive encroachment on the Eastern Slope Encroachment Area for the deposit and compaction of rock and soil excavated from the Western Slope Encroachment Area and from the Western Slope Easement Area, together with a temporary nonexclusive construction encroachment over and across the Slope Encroachment Temporary Construction Area in connection with such deposit and compaction. The Temporary Construction Encroachment for Fill will cease and terminate on the earlier to occur of (i) the second anniversary of the date of this Encroachment Agreement; and (ii) the date of completion of (a) the excavation of the Western Slope Encroachment Area contemplated hereby, (b) the excavation of the Western Slope Easement Area contemplated by the Easement Agreement, (c) the compaction of the rock and soil deposited on the Eastern Slope Encroachment Area in accordance with this Encroachment Agreement, and (d) the compaction of the rock and soil deposited on the Eastern Slope Easement Area in accordance with the Easement Agreement.

"Temporary Construction Encroachment for Western Slope" means a temporary nonexclusive encroachment for the construction of slopes across the Western Slope Encroachment Area, together with a temporary nonexclusive construction encroachment over and across the Slope Encroachment Temporary Construction Area in connection with such construction. The Temporary Construction Encroachment for Western Slope will cease and terminate on the earlier to occur of (i) the second anniversary of the date of this Encroachment Easement Agreement; and (ii) the date of completion of construction of (a) the slopes across the Western Slope Encroachment Area contemplated hereby, and (b) the slopes across the Western Slope Easement Area contemplated by the Easement Agreement.

"Western Slope Easement Area" has the meaning ascribed thereto in the Easement Agreement.

"Western Slope Encroachment Area" means the property located in Land Lots 83 and 84, 17th District, Fulton County, Georgia, being more particularly described on Exhibit "A-2" attached hereto and made a part hereof by this reference.

ROAD

"Road Encroachment Area" means the property located in Land Lots 83 and 84, 17th District, Fulton County, Georgia, being more particularly described on Exhibit "B" attached hereto and made a part hereof by this reference.

"Road Encroachment" means a permanent nonexclusive encroachment upon and across the Road Encroachment Area to construct, maintain and use a road and curb in accordance with this Encroachment Agreement.

2. Upon and subject to the terms and conditions set forth in this Encroachment Agreement, Power Company does hereby grant to Sandy Springs the Encroachments.

3. The Encroachments are granted conveyed by Power Company subject to all matters of record. The Encroachments are also granted subject to the following: (i) taxes for the year of 2012 and subsequent years; (ii) riparian rights of owners of adjoining properties or upstream users, and the right and easement of Power Company to continue to drain the runoff from any adjoining property of Power Company in the manner currently drained; (iii) general utility, roadway and other easement(s) in favor of any telephone, gas or other utility company, Fulton County, Georgia, or any other local, state or federal governmental agency or entity; (iv) matters which would be disclosed by an accurate survey and inspection of the Encroachment Areas; and (v) any discrepancy between the descriptions set forth on the Exhibits hereto and the descriptions by which Power Company acquired the tract of which the Encroachment Areas constitute all or a part.

4. NOTWITHSTANDING ANYTHING CONTAINED HEREIN TO THE CONTRARY, THE ENCROACHMENTS GRANTED HEREBY ARE HEREBY GRANTED BY POWER COMPANY TO SANDY SPRINGS UPON AN "AS IS" AND "WHERE IS" BASIS, WITH ALL KNOWN AND UNKNOWN ENVIRONMENTAL CONDITIONS AND LIABILITIES (INCLUDING WITHOUT LIMITATION STRICT LIABILITY). NEITHER POWER COMPANY NOR ANY PERSON OR ENTITY OF ANY KIND OR NATURE WHATSOEVER ACTING FOR OR ON BEHALF OF POWER COMPANY EITHER HAS MADE OR HEREBY MAKES ANY REPRESENTATION OR WARRANTY WHATSOEVER WITH RESPECT THERETO OR WITH RESPECT TO THE ENCROACHMENT AREAS, WHETHER EXPRESS, IMPLIED, OR STATUTORY, INCLUDING, WITHOUT LIMITATION, ANY REPRESENTATION OR WARRANTY AS TO THE VALUE, QUANTITY, CONDITION, SALABILITY, OBSOLESCENCE, MERCHANTABILITY, FITNESS OR SUITABILITY FOR USE OR WORKING ORDER THEREOF. SANDY SPRINGS HAS ACQUIRED THE ENCROACHMENTS "AS IS" AND "WHERE IS", WITH ALL KNOWN AND UNKNOWN ENVIRONMENTAL

CONDITIONS AND LIABILITIES (INCLUDING WITHOUT LIMITATION STRICT LIABILITY). SANDY SPRINGS HAS MADE SUCH INSPECTION OF THE ENCROACHMENTS AND ENCROACHMENT AREAS AS IT BELIEVES TO BE WARRANTED UNDER THE CIRCUMSTANCES AND HAS NOT RELIED UPON ANY REPRESENTATION OF POWER COMPANY.

5. In connection with any construction or maintenance activities, whether pursuant to this Encroachment Agreement or otherwise, Sandy Springs shall coordinate with Power Company to prevent interference with access by Power Company to and from the right of way of Morgan Falls Road, the Encroachment Areas and Power Company's facilities from time to time located on, adjacent to or in the vicinity of the Encroachment Areas. Power Company acknowledges that Sandy Springs retains all rights of maintenance, control, and access of its right-of way for the purposes of health, safety and welfare of the public and no such rights are abridged by this provision.

6. Sandy Springs shall not construct, erect, maintain, or operate, and shall not permit to be constructed, erected, maintained, or operated by Sandy Springs or anyone claiming by, through or under Sandy Springs any buildings, improvements or other obstructions of any type.

7. In connection with any construction or maintenance activities pursuant to this Encroachment Agreement or the Easement Agreement, Sandy Springs (1) shall use the Encroachments and conduct its activities in such a manner as will not interfere with the operation, use, maintenance, repair, replacement, and access to and from Power Company's substation, Power Company's generating plant, Power Company's other facilities installed located on, adjacent to or in the vicinity of the Encroachment Areas, and the facilities of Southern Communications Services, Inc., d/b/a SouthernLINC Wireless ("SouthernLINC") located on, adjacent to or in the vicinity of the Encroachment Areas, (2) shall maintain for the benefit of Power Company, SouthernLINC, and their respective successors and assigns 24 hour a day, seven day a week, vehicular access, comparable to the access existing on the date hereof, over and across Morgan Falls Road to and from, between and among, Morgan Falls Road, Power Company's substation, Power Company's generating plant, Power Company's other facilities located on, adjacent to or in the vicinity of the Encroachment Areas, and SouthernLINC's facilities located on, adjacent to or in the vicinity of the Encroachment Areas, (3) shall cause the access over and across Morgan Falls Road to and from Power Company's substation located adjacent to or in the vicinity of the Slope Encroachment Areas to comply at all times (24 hours a day, seven days a week) with the slope and curve standards set forth on Exhibit "C" attached hereto and by reference made a part hereof, (4) prior to the completion of the construction of the slopes and fills contemplated by this Encroachment Agreement, shall cause the access over and across the Eastern Slope Encroachment Area and the Slope Encroachment Temporary Construction Area (a) to and from Power Company's substation located adjacent to or in the vicinity of the Slope Encroachment Areas to comply at all times (24 hours a day, seven days a week) with the standards set forth on Exhibit "C" attached hereto and by reference made a part hereof, and (b) to and from SouthernLINC's facilities located on, adjacent to or in the

vicinity of the Encroachment Areas to be comparable to the access existing on the date hereof, and (5) shall not endanger Power Company's other facilities installed located on, adjacent to or in the vicinity of the Encroachment Areas. Upon completion of the construction of the slopes and fills contemplated by this Encroachment Agreement, Sandy Springs shall cause the access over and across the Eastern Slope Encroachment Area and the Slope Encroachment Temporary Construction Area (a) to and from Power Company's substation located adjacent to or in the vicinity of the Slope Encroachment Areas to comply with the standards set forth on Exhibit "C" attached hereto and by reference made a part hereof, and (b) to and from SouthernLINC's facilities located on, adjacent to or in the vicinity of the Encroachment Areas to be comparable to the access existing on the date hereof. Following completion of the construction of the slopes and fills contemplated by this Encroachment Agreement, during the exercise by Sandy Springs of any rights under this Encroachment Agreement affecting the Eastern Slope Encroachment Area, Sandy Springs shall cause the access over and across the Eastern Slope Encroachment Area (a) to and from Power Company's substation located adjacent to or in the vicinity of the Slope Encroachment Areas to comply at all times (24 hours a day, seven days a week) with the standards set forth on Exhibit "C" attached hereto and by reference made a part hereof, and (b) to and from SouthernLINC's facilities located on, adjacent to or in the vicinity of the Encroachment Areas to be comparable to the access existing immediately prior to such exercise. Power Company acknowledges that Sandy Springs retains all rights of maintenance, control, and access of its right-of way for the purposes of health, safety and welfare of the public and no such rights are abridged by this paragraph.

8. Sandy Springs shall be solely responsible for and shall pay all costs and expenses in any manner connected with Sandy Springs's use of the Encroachment Areas or construction of the slopes and fills contemplated by this Encroachment Agreement or exercise of Sandy Springs's rights under this Encroachment Agreement.

9. The use of the Encroachment Areas by Sandy Springs shall be at the sole risk and expense of Sandy Springs, and Power Company is specifically relieved of any responsibility for damage to the facilities and property of Sandy Springs resulting or occurring from the use of the Encroachment Areas by Sandy Springs. Sandy Springs hereby covenants not to sue Power Company in such instance. The foregoing provisions of this paragraph shall not apply to damages to the extent arising out of bodily injury to persons or damage to property caused by or resulting from the negligence of Power Company, its agents or employees.

10. At all times prior to completion of the improvements contemplated hereby, Sandy Springs shall obtain, or shall cause Sandy Springs's contractor to obtain, and shall keep in full force and effect General Commercial Liability Insurance insuring against any and all liability for injury to or death of a person or persons and for damage to property arising out of the condition, use, or occupancy of the Encroachment Areas pursuant to this Encroachment Agreement, or in any way occasioned by or arising out of the activities of Sandy Springs, its agents, contractors, employees, sublessees or invitees on the

Encroachment Areas. The limits of such policy shall not be less than \$1,000,000 for each occurrence.

11. Sandy Springs shall notify Power Company not less than three (3) business days in advance of performing any work in or on the Encroachment Areas, which notice shall be given to Glenn Brooks, Senior Transmission Specialist, 241 Ralph McGill Boulevard, BIN 39010, Atlanta, Georgia 30308, and may be given verbally at 404-817-3079 by actually speaking with, and not by leaving a voicemail or other message for, Glenn Brooks or his successor as Senior Transmission Specialist.

12. Prior to commencement of any activities on the Encroachment Areas, Sandy Springs, at Sandy Springs's sole cost and expense, (a) shall remove the existing fence and gate along the boundary between Morgan Falls Road and the Eastern Slope Encroachment Area, (b) shall install a temporary fence and gate to restrict access to the Eastern Slope Encroachment Area and to prevent unauthorized dumping in the Eastern Slope Encroachment Area, and (c) shall install a driveway apron, conforming with the requirements set forth on Exhibit "C" attached hereto, for access to and from Morgan Falls Road. Sandy Springs will lock the gate at all times except during hours that construction work is actively being conducted by Sandy Springs on the Encroachments. Promptly upon completion of construction of the slopes, fills and drainage facilities contemplated by this Encroachment Agreement and by the Easement Agreement, Sandy Springs, at Sandy Springs's sole cost and expense, shall replace the temporary fence and gate with a permanent fence and gate in accordance with plans and specifications approved by Power Company, including, without limitation, the specific locations of such fence and gate. Sandy Springs shall interlock Sandy Springs's padlock with Power Company's padlock on the fence gate (temporary and permanent), so that each of Power Company and Sandy Springs shall have the ability to unlock such gate without the other being present.

13. Sandy Springs, at Sandy Springs's sole cost and expense, shall cause all fill material placed or deposited in the Eastern Slope Encroachment Area to be placed in lifts not to exceed six (6) inches, and compacted to a minimum of 95% of Standard Proctor (ASTM D698-00ae1). In addition to and not in limitation of the foregoing, Sandy Springs, at Sandy Springs's sole cost and expense, shall cause the driveway to Power Company's substation crossing the Slope Encroachment Areas and the Slope Encroachment Temporary Construction Area to comply with the standards set forth on Exhibit "C" attached hereto and by reference made a part hereof.

14. All work performed by or on behalf of Sandy Springs or pursuant to the rights herein granted shall be performed in a good and workmanlike manner, in strict accordance with applicable laws and the Plans (as hereinafter defined). "Plans" means the plans and specifications identified on Exhibit "E" attached hereto and by reference made a part hereof, together with any changes and modifications to such plans and specifications as are from time to time consented to by Power Company. Sandy Springs shall not make any changes or modifications to the plans and specifications identified on Exhibit "E" hereto (as to the road and curb in the Road Encroachment Area, only as to those modifications and changes as affect drainage or impact Power Company's maintenance

and operations of Power Company's transmission lines) without the consent of Power Company, and shall not construct any improvements on the Encroachment Areas except as set forth in the Plans. Such consent by Power Company shall not in any way waive or be deemed to waive the obligations of Sandy Springs under this Encroachment Agreement and shall not be deemed to imply any warranty, representation or approval by Power Company that the matters shown on such plans and specifications are permitted under applicable law, or if constructed, will be structurally sound, will comply with all building codes, subdivision requirements, or other governmental laws or regulations or legal requirements, will be fit for any particular purpose or will have a market value of any particular magnitude, nor that Power Company has reviewed such plans and specifications from the standpoint of engineering or structural design, construction issues, constructability, quality of materials, or safety, whether structural, fire, security or otherwise. The parties expressly agree that should the improvements, slopes, grading and other matters shown on the Plans be constructed and maintained consistent with the Plans, this Encroachment Agreement and the Easement Agreement, Power Company shall not seek to require any modification or exercise any rights pursuant to this Encroachment Agreement based upon the condition of such improvements, slopes, grading or other matters except to the extent, in the reasonable opinion of the Power Company, the property or operations of Power Company is or are affected by any improvements, slopes, grading or other matter not shown on the Plans.

15. Promptly upon completion of construction of the slopes and fills contemplated by this Encroachment Agreement, Sandy Springs, at Sandy Springs's sole cost and expense, shall restore or reconstruct, to a condition equal to or better than their condition prior to Sandy Springs's entry upon the Encroachment Areas, all fences, gates, driveways, curb cuts, aprons, and accessways, within the Encroachment Areas or Power Company's adjoining property (and including without limitation Power Company's driveway from Power Company's substation to the point of joinder with the paved road within the right of way of Morgan Falls Road) damaged or destroyed or removed or otherwise affected by the entry upon the property by Sandy Springs, its agents, employees or contractors, or the exercise by or on behalf of Sandy Springs of Sandy Springs's rights under this Encroachment Agreement (including but not limited to any such damage or destruction caused by Sandy Springs's contractors). Such restoration and reconstruction shall include, without limitation, all construction which may be required by Sandy Springs in order for Power Company to obtain from Sandy Springs a driveway permit permitting the use of Power Company's driveway by Power Company. Power Company's driveway must be reconstructed or restored in accordance with plans and specifications approved by Power Company.

16. Promptly upon completion of construction of the slopes and fills contemplated by this Encroachment Agreement, Sandy Springs, at Sandy Springs's sole cost and expense, shall stabilize the Encroachment Areas with appropriate landscaping in strict accordance with applicable laws. Sandy Springs, at Sandy Springs's sole cost and expense, shall maintain the landscaping on the Slope Encroachment Areas in good order and repair and in strict accordance with applicable laws (collectively, the "Maintenance").

Power Company may notify Sandy Springs to discontinue the Maintenance as all or any portion of the Slope Encroachment Areas, and thereafter Sandy Springs shall have no obligation to maintain such portion of the Slope Encroachment Areas as are so specified by Power Company. No landscaping shall be installed or maintained on the Encroachment Areas by Sandy Springs except for landscaping which has been consented to by Power Company. Sandy Springs understands that the provision of reliable electric service must remain paramount, and as a result, any consent for landscaping by Power Company pursuant to this Encroachment Agreement or otherwise may be modified or revoked, in whole or in part, at any time and from time to time by Power Company, in its sole discretion. Current and future rules, regulations and orders of Federal and State authorities may also be applicable to and restrict or prohibit plantings. In connection with any such restriction, prohibition, modification or revocation, whether by Power Company or pursuant to such rules, regulations or orders, Power Company reserves the right to require trimming or removal, at Power Company's sole discretion, of plantings previously consented to by Power Company, whether pursuant to this Encroachment Agreement or otherwise.

17. Sandy Springs, at Sandy Springs's sole cost and expense, shall construct the road and curbs in the Road Encroachment Area. Sandy Springs, at Sandy Springs's sole cost and expense, shall maintain the roads and curbs in the Road Encroachment Area in good order and repair, including without limitation all necessary replacements. Notwithstanding the above, the parties agree that this paragraph shall not place a higher duty on the Sandy Springs for maintenance of this right-of-way as opposed to any other publicly maintained right-of-way. Power Company further acknowledges that Sandy Springs retains all rights of maintenance, control, and access of its right-of way for the purposes of health, safety and welfare of the public and no such rights are abridged by this paragraph. The parties agree that Power Company has no obligations with respect to the road and curbs.

18. All runoff water must be diverted away from Power Company's substation property at all times. The parties expressly agree that should the improvements, slopes, grading and other matters shown on the Plans be constructed and maintained consistent with the Plans, this Encroachment Agreement and the Easement Agreement, Power Company shall not seek to require any modification or exercise any rights pursuant to this Encroachment Agreement based upon the condition of such improvements, slopes, grading or other matters except to the extent, in the reasonable opinion of the Power Company, the property or operations of Power Company is or are affected by any improvements, slopes, grading or other matter not shown on the Plans.

19. If any "Lien" or notice thereof shall at any time be filed against all or any portion of Power Company's property, then Sandy Springs shall cause the same to be bonded or discharged of record, within twenty (20) days after the date of receipt of written notice from Power Company identifying the Lien. "Lien" shall mean any mechanics or other liens against all or any portion of Power Company's property by reason of work, labor, services or materials supplied or claimed to have been supplied to Sandy Springs, its

agents, employees, contractors or subcontractors, or anyone employed by any of them, in connection with the exercise by Sandy Springs of any of its rights hereunder, or the performance by Sandy Springs of any of its obligations hereunder.

20. Notice is hereby given that Power Company shall not be liable for the cost and expense of any labor, services or materials furnished or to be furnished with respect to the Encroachments at or by the direction of Sandy Springs and that no laborer's, mechanic's or materialman's or other lien for any such labor, service or materials shall attach to or affect the Encroachment Areas or the interest of Power Company in and to the Encroachment Areas. Nothing contained in this Encroachment Agreement shall be deemed or construed in any way as constituting the consent or request of Power Company, express or implied, by inference or otherwise, to any contractor, subcontractor, laborer or materialman for the performance of any labor or the furnishing of any materials for any improvements or repairs to or of the Encroachment Areas or any part thereof, nor as giving Sandy Springs any right, power or authority on behalf of Power Company to contract for or permit the rendering of any services or the furnishing of any materials that would give rise to the filing of any lien against the Encroachment Areas or any part thereof.

21. Any notices which may be permitted or required hereunder shall be in writing and shall be accomplished by either: (i) hand delivery, in which event such notice shall be effective upon receipt; (ii) prepaid overnight courier, in which event such notice shall be effective the next business day; or (iii) prepaid certified U.S. Mail, in which event such notice shall be effective after three (3) business days of deposit, at Power Company's or Sandy Springs's, respectively, address listed below.

If to Sandy Springs: City Manager
City of Sandy Springs, Georgia
7840 Roswell Road, Suite 500
Sandy Springs, Georgia 30350

If to Power Company: Georgia Power Company
Attention: Glenn Brooks,
Senior Transmission Specialist
BIN 39010
241 Ralph McGill Boulevard
Atlanta, Georgia 30308

and to:

Georgia Power Company
Attention: Stacey Turner,
Senior Staff Attorney
BIN 20026
241 Ralph McGill Boulevard
Atlanta, Georgia 30308

or to such other address as either party hereto shall from time to time designate to the other party by notice in writing as herein provided. Rejection or other refusal to accept or inability to deliver because of changed address of which no notice was given shall be deemed to be receipt of such notice.

22. The parties expressly agree that should the improvements, slopes, grading and other matters shown on the Plans be constructed and maintained consistent with the Plans, this Encroachment Agreement and the Easement Agreement, Power Company shall not seek to require any modification or exercise any rights pursuant to this Encroachment Agreement based upon the condition of such improvements, slopes, grading or other matters except to the extent, in the reasonable opinion of the Power Company, the property or operations of Power Company is or are affected by any improvements, slopes, grading or other matter not shown on the Plans.

Exhibit "A-1"

Eastern Slope Encroachment Area
Parcel 2 – Required Encroachment - 1
Parcel 2 – Required Encroachment - 3

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 84, 17th District, Fulton County, Georgia, and being more particularly described as follows:

TO FIND THE TRUE POINT OF BEGINNING, begin at the point formed by the intersection of the southerly right of way line of Morgan Falls Road and the westerly right of way line of Roswell Road (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,706.40 feet and East 2,237,554.21 feet); thence run north 86 degrees 17 minutes 36 seconds west a distance of 5,473.25 feet to a point; thence run south 22 degrees 57 minutes 37 seconds west a distance of 3.72 feet to a point; thence run south 52 degrees 15 minutes 57 seconds east a distance of 129.73 feet to a point; thence run along the arc of a curve to the left an arc distance of 4.52 feet to a point (said curve having a radius of 226.50 feet and said arc being subtended by a chord bearing south 52 degrees 50 minutes 17 seconds east a chord distance of 4.52 feet); thence run south 53 degrees 24 minutes 36 seconds east a distance of 39.65 feet to a point; thence run along the arc of a curve to the right an arc distance of 7.84 feet to a point (said curve having a radius of 373.50 feet and said arc being subtended by a chord bearing south 52 degrees 48 minutes 31 seconds east a chord distance of 7.84 feet); thence run south 52 degrees 12 minutes 26 seconds east a distance of 161.26 feet to a point; thence run along the arc of a curve to the left an arc distance of 12.58 feet to a point (said curve having a radius of 526.50 feet and said arc being subtended by a chord bearing south 52 degrees 53 minutes 31 seconds east a chord distance of 12.58 feet); thence run south 53 degrees 34 minutes 36 seconds east a distance of 43.14 feet to a point; thence run south 53 degrees 34 minutes 36 seconds east a distance of 106.83 feet to a point; thence run along the arc of a curve to the right an arc distance of 60.81 feet to a point (said curve having a radius of 123.50 feet and said arc being subtended by a chord bearing south 39 degrees 28 minutes 14 seconds east a chord distance of 60.20 feet); thence run south 25 degrees 21 minutes 53 seconds east a distance of 27.06 feet to a point; thence run south 25 degrees 21 minutes 53 seconds east a distance of 151.38 feet to a point; thence run along the arc of a curve to the left an arc distance of 23.90 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 27 degrees 05 minutes 47 seconds east a chord distance of 23.88 feet); thence run along the arc of a curve to the left an arc distance of 25.22 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 34 degrees 38 minutes 26 seconds east a chord distance of 25.19 feet) (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,501.17 feet and East 2,232,633.29 feet), which point is the **TRUE POINT OF BEGINNING**. **FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED**, thence running along the arc of a curve to the right an arc distance of 25.22 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing north 34 degrees 38 minutes 26 seconds west a chord distance of 25.19 feet); thence running south 59 degrees 27 minutes 08 seconds west a

distance of 93.72 feet to a point; thence running north 74 degrees 11 minutes 32 seconds east a distance of 98.77 feet to a point, and the TRUE POINT OF BEGINNING; said tract designated Required Encroachment – 1 and containing 0.027 acres, more or less, all as shown on Georgia Power Co., Atlanta, GA., Land Department Drawing Number P250-17, dated September 28, 2011, a copy of which is attached hereto as Exhibit "D" and by reference made a part hereof.

TOGETHER WITH:

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 84, 17th District, Fulton County, Georgia, and being more particularly described as follows:

TO FIND THE TRUE POINT OF BEGINNING, begin at the point formed by the intersection of the southerly right of way line of Morgan Falls Road and the westerly right of way line of Roswell Road (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,706.40 feet and East 2,237,554.21 feet); thence run north 86 degrees 17 minutes 36 seconds west a distance of 5,473.25 feet to a point; thence run south 22 degrees 57 minutes 37 seconds west a distance of 3.72 feet to a point; thence run south 52 degrees 15 minutes 57 seconds east a distance of 129.73 feet to a point; thence run along the arc of a curve to the left an arc distance of 4.52 feet to a point (said curve having a radius of 226.50 feet and said arc being subtended by a chord bearing south 52 degrees 50 minutes 17 seconds east a chord distance of 4.52 feet); thence run south 53 degrees 24 minutes 36 seconds east a distance of 39.65 feet to a point; thence run along the arc of a curve to the right an arc distance of 7.84 feet to a point (said curve having a radius of 373.50 feet and said arc being subtended by a chord bearing south 52 degrees 48 minutes 31 seconds east a chord distance of 7.84 feet); thence run south 52 degrees 12 minutes 26 seconds east a distance of 161.26 feet to a point; thence run along the arc of a curve to the left an arc distance of 12.58 feet to a point (said curve having a radius of 526.50 feet and said arc being subtended by a chord bearing south 52 degrees 53 minutes 31 seconds east a chord distance of 12.58 feet); thence run south 53 degrees 34 minutes 36 seconds east a distance of 43.14 feet to a point; thence run south 53 degrees 34 minutes 36 seconds east a distance of 106.83 feet to a point; thence run along the arc of a curve to the right an arc distance of 60.81 feet to a point (said curve having a radius of 123.50 feet and said arc being subtended by a chord bearing south 39 degrees 28 minutes 14 seconds east a chord distance of 60.20 feet); thence run south 25 degrees 21 minutes 53 seconds east a distance of 27.06 feet to a point; thence run south 25 degrees 21 minutes 53 seconds east a distance of 151.38 feet to a point; thence run along the arc of a curve to the left an arc distance of 23.90 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 27 degrees 05 minutes 47 seconds east a chord distance of 23.88 feet); thence run along the arc of a curve to the left an arc distance of 25.22 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 34 degrees 38 minutes 26 seconds east a chord distance of 25.19 feet); thence run along the arc of a curve to the left an arc distance of 79.12 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 51 degrees 34 minutes 30 seconds east a

chord distance of 78.46 feet); thence run south 08 degrees 46 minutes 24 seconds west a distance of 119.10 feet to an iron pin found (said iron pin found having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,334.70 feet and East 2,232,676.59 feet), which point is the TRUE POINT OF BEGINNING. FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED, thence running south 65 degrees 16 minutes 57 seconds west a distance of 7.76 feet to a point; thence running north 26 degrees 25 minutes 59 seconds east a distance of 21.32 feet to a point; thence running south 08 degrees 46 minutes 24 seconds west a distance of 16.04 feet to an iron pin found, and the TRUE POINT OF BEGINNING; said tract designated Required Encroachment – 3 and containing 0.001 acres, more or less, all as shown on Georgia Power Co., Atlanta, GA., Land Department Drawing Number P250-17, dated September 28, 2011, a copy of which is attached hereto as Exhibit "D" and by reference made a part hereof.

Exhibit "A-2"

Western Slope Encroachment Area
Parcel 2 – Required Encroachment - 2

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 84, 17th District, Fulton County, Georgia, and being more particularly described as follows:

TO FIND THE TRUE POINT OF BEGINNING, begin at the point formed by the intersection of the southerly right of way line of Morgan Falls Road and the westerly right of way line of Roswell Road (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,706.40 feet and East 2,237,554.21 feet); thence run north 86 degrees 17 minutes 36 seconds west a distance of 5,473.25 feet to a point; thence run south 22 degrees 57 minutes 37 seconds west a distance of 3.72 feet to a point; thence run south 52 degrees 15 minutes 57 seconds east a distance of 129.73 feet to a point; thence run along the arc of a curve to the left an arc distance of 4.52 feet to a point (said curve having a radius of 226.50 feet and said arc being subtended by a chord bearing south 52 degrees 50 minutes 17 seconds east a chord distance of 4.52 feet); thence run south 53 degrees 24 minutes 36 seconds east a distance of 39.65 feet to a point; thence run along the arc of a curve to the right an arc distance of 7.84 feet to a point (said curve having a radius of 373.50 feet and said arc being subtended by a chord bearing south 52 degrees 48 minutes 31 seconds east a chord distance of 7.84 feet); thence run south 52 degrees 12 minutes 26 seconds east a distance of 161.26 feet to a point; thence run along the arc of a curve to the left an arc distance of 12.58 feet to a point (said curve having a radius of 526.50 feet and said arc being subtended by a chord bearing south 52 degrees 53 minutes 31 seconds east a chord distance of 12.58 feet); thence run south 53 degrees 34 minutes 36 seconds east a distance of 43.14 feet to a point; thence run south 53 degrees 34 minutes 36 seconds east a distance of 106.83 feet to a point; thence run along the arc of a curve to the right an arc distance of 60.81 feet to a point (said curve having a radius of 123.50 feet and said arc being subtended by a chord bearing south 39 degrees 28 minutes 14 seconds east a chord distance of 60.20 feet); thence run south 25 degrees 21 minutes 53 seconds east a distance of 27.06 feet to a point (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,679.94 feet and East 2,232,543.24 feet), which point is the **TRUE POINT OF BEGINNING**. **FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED**, thence running south 74 degrees 11 minutes 32 seconds west a distance of 69.63 feet to a point; thence running south 35 degrees 32 minutes 07 seconds east a distance of 9.98 feet to a point; thence running south 52 degrees 56 minutes 11 seconds east a distance of 42.92 feet to a point; thence running south 52 degrees 43 minutes 18 seconds east a distance of 40.71 feet to a point; thence running south 45 degrees 06 minutes 34 seconds east a distance of 83.84 feet to a point; thence running north 25 degrees 21 minutes 53 seconds west a distance of 151.38 feet to a point, and the **TRUE POINT OF BEGINNING**; said tract designated Required Encroachment – 2 and containing 0.113 acres, more or less, all as shown on Georgia Power Co., Atlanta, GA., Land Department Drawing Number P250-17, dated September 28, 2011, a copy of which is attached hereto as Exhibit "D" and by reference made a part hereof.

Exhibit "A-3"

**Slope Encroachment Temporary Construction Area
Parcel 2 – Temporary Encroachment**

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lot 84, 17th District, Fulton County, Georgia, and being more particularly described as follows:

TO FIND THE TRUE POINT OF BEGINNING, begin at the point formed by the intersection of the southerly right of way line of Morgan Falls Road and the westerly right of way line of Roswell Road (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,706.40 feet and East 2,237,554.21 feet); thence run north 86 degrees 17 minutes 36 seconds west a distance of 5,473.25 feet to a point; thence run south 22 degrees 57 minutes 37 seconds west a distance of 3.72 feet to a point; thence run south 52 degrees 15 minutes 57 seconds east a distance of 129.73 feet to a point; thence run along the arc of a curve to the left an arc distance of 4.52 feet to a point (said curve having a radius of 226.50 feet and said arc being subtended by a chord bearing south 52 degrees 50 minutes 17 seconds east a chord distance of 4.52 feet); thence run south 53 degrees 24 minutes 36 seconds east a distance of 39.65 feet to a point; thence run along the arc of a curve to the right an arc distance of 7.84 feet to a point (said curve having a radius of 373.50 feet and said arc being subtended by a chord bearing south 52 degrees 48 minutes 31 seconds east a chord distance of 7.84 feet); thence run south 52 degrees 12 minutes 26 seconds east a distance of 161.26 feet to a point; thence run along the arc of a curve to the left an arc distance of 12.58 feet to a point (said curve having a radius of 526.50 feet and said arc being subtended by a chord bearing south 52 degrees 53 minutes 31 seconds east a chord distance of 12.58 feet); thence run south 53 degrees 34 minutes 36 seconds east a distance of 43.14 feet to a point; thence run south 53 degrees 34 minutes 36 seconds east a distance of 106.83 feet to a point; thence run along the arc of a curve to the right an arc distance of 60.81 feet to a point (said curve having a radius of 123.50 feet and said arc being subtended by a chord bearing south 39 degrees 28 minutes 14 seconds east a chord distance of 60.20 feet); thence run south 25 degrees 21 minutes 53 seconds east a distance of 27.06 feet to a point; thence run south 74 degrees 11 minutes 32 seconds west a distance of 69.63 feet to a point; thence run south 35 degrees 32 minutes 07 seconds east a distance of 9.98 feet to a point (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,652.85 feet and East 2,232,482.06 feet), which point is the TRUE POINT OF BEGINNING. FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED, thence running along the arc of a curve to the left an arc distance of 29.95 feet to a point (said curve having a radius of 60.00 feet and said arc being subtended by a chord bearing north 87 degrees 19 minutes 21 seconds west a chord distance of 29.64 feet); thence running south 11 degrees 37 minutes 26 seconds east a distance of 25.00 feet to a point; thence running along the arc of a curve to the right an arc distance of 29.79 feet to a point (said curve having a radius of 35.00 feet and said arc being subtended by a chord bearing south 77 degrees 14 minutes 38 seconds east a chord distance of 28.90 feet); thence running south 52 degrees 51 minutes 49 seconds east a distance of 61.09 feet to a point; thence running along the arc of a curve to the right an arc distance of 14.43 feet to a point (said curve having a radius of 35.00 feet

and said arc being subtended by a chord bearing south 41 degrees 03 minutes 09 seconds east a chord distance of 14.33 feet); thence running south 29 degrees 14 minutes 28 seconds east a distance of 50.32 feet to a point; thence running south 60 degrees 45 minutes 32 seconds west a distance of 31.49 feet to a point; thence running south 03 degrees 33 minutes 02 seconds west a distance of 35.24 feet to a point; thence running south 24 degrees 17 minutes 51 seconds west a distance of 8.61 feet to a point; thence running north 74 degrees 11 minutes 32 seconds east a distance of 3.23 feet to a point; thence running north 59 degrees 27 minutes 08 seconds east a distance of 93.72 feet to a point; thence running along the arc of a curve to the right an arc distance of 23.90 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing north 27 degrees 05 minutes 47 seconds west a chord distance of 23.88 feet); thence running north 45 degrees 06 minutes 34 seconds west a distance of 83.84 feet to a point; thence running north 52 degrees 43 minutes 18 seconds west a distance of 40.71 feet to a point; thence running north 52 degrees 56 minutes 11 seconds west a distance of 42.92 feet to a point, and the TRUE POINT OF BEGINNING; said tract designated Temporary Encroachment and containing 0.161 acres, more or less, all as shown on Georgia Power Co., Atlanta, GA., Land Department Drawing Number P250-17, dated September 28, 2011, a copy of which is attached hereto as Exhibit "D" and by reference made a part hereof.

Exhibit "B"

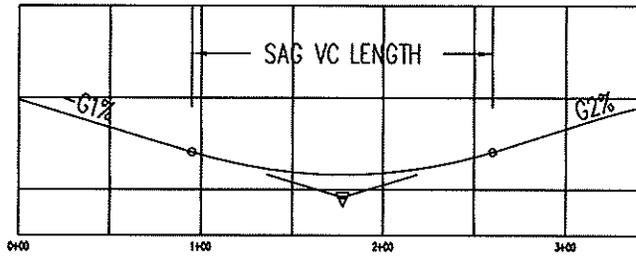
Road Encroachment Area

ALL THAT TRACT OR PARCEL OF LAND lying and being in Land Lots 83 and 84, 17th District, Fulton County, Georgia, and being more particularly described as follows:

TO FIND THE TRUE POINT OF BEGINNING, begin at the point formed by the intersection of the southerly right of way line of Morgan Falls Road and the westerly right of way line of Roswell Road (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,706.40 feet and East 2,237,554.21 feet); thence run north 86 degrees 17 minutes 36 seconds west a distance of 5,473.25 feet to a point; thence run south 52 degrees 25 minutes 59 seconds east a distance of 245.71 feet to a point; thence run along the arc of a curve to the left an arc distance of 150.22 feet to a point (said curve having a radius of 5608.03 feet and said arc being subtended by a chord bearing south 53 degrees 12 minutes 01 seconds east a chord distance of 150.22 feet); thence run south 54 degrees 59 minutes 08 seconds east a distance of 20.36 feet to a point; thence run south 54 degrees 59 minutes 08 seconds east a distance of 116.50 feet to a point; thence run along the arc of a curve to the right an arc distance of 33.82 feet to a point (said curve having a radius of 187.56 feet and said arc being subtended by a chord bearing south 49 degrees 49 minutes 09 seconds east a chord distance of 33.78 feet); thence run along the arc of a curve to the right an arc distance of 41.32 feet to a point (said curve having a radius of 187.56 feet and said arc being subtended by a chord bearing south 38 degrees 20 minutes 31 seconds east a chord distance of 41.24 feet) (said point having State Plane Coordinates NAD 83(94) [West Zone] of North 1,443,687.78 feet and East 2,232,570.94 feet), which point is the TRUE POINT OF BEGINNING. FROM THE TRUE POINT OF BEGINNING AS THUS ESTABLISHED, thence running south 74 degrees 11 minutes 32 seconds west a distance of 28.78 feet to a point; thence running south 25 degrees 21 minutes 53 seconds east a distance of 151.38 feet to a point; thence running along the arc of a curve to the left an arc distance of 23.90 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 27 degrees 05 minutes 47 seconds east a chord distance of 23.88 feet); thence running along the arc of a curve to the left an arc distance of 25.22 feet to a point (said curve having a radius of 176.50 feet and said arc being subtended by a chord bearing south 34 degrees 38 minutes 26 seconds east a chord distance of 25.19 feet); thence running north 74 degrees 11 minutes 32 seconds east a distance of 23.85 feet to a point; thence running along the arc of a curve to the right an arc distance of 114.98 feet to a point (said curve having a radius of 348.24 feet and said arc being subtended by a chord bearing north 27 degrees 51 minutes 28 seconds west a chord distance of 114.46 feet); thence running north 18 degrees 23 minutes 54 seconds west a distance of 40.73 feet to a point; thence running along the arc of a curve to the left an arc distance of 44.62 feet to a point (said curve having a radius of 187.56 feet and said arc being subtended by a chord bearing north 25 degrees 12 minutes 55 seconds west a chord distance of 44.51 feet), and the TRUE POINT OF BEGINNING; said tract designated Required Right of Way Encroachment and containing 0.112 acres, more or less, all as shown on Georgia Power Co., Atlanta, GA., Land Department Drawing Number P250-17, dated September 28, 2011, a copy of which is attached hereto as Exhibit "D" and by reference made a part hereof.

Exhibit "C"
General Substation Access Drive Detail A8
Typical Substation Entrance Detail A9

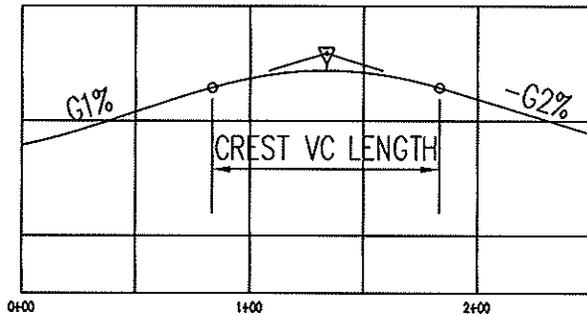
Exhibit "C"



SAG VERTICAL CURVE

		Exit Slope - G2 (%)					
		6	5	4	3	2	1
Approach Slope - G1 (%)	-6	113	104	94	85	75	66
	-5	104	94	85	75	66	56
	-4	94	85	75	66	56	47
	-3	85	75	66	56	47	38
	-2	75	66	56	47	38	28
	-1	66	56	47	38	28	19
	Length of Sag Vertical Curve (min.)						

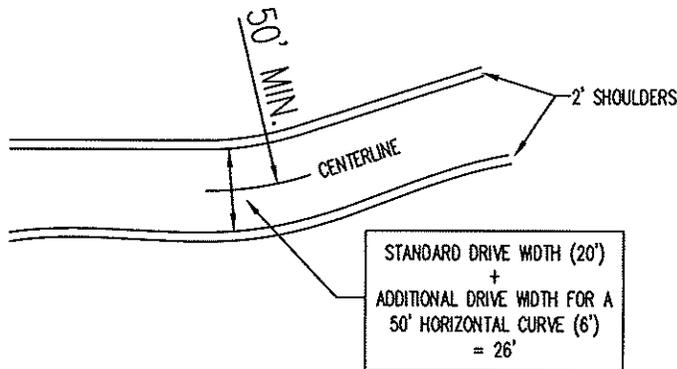
NOTE:
VERTICAL CURVE VALUES ARE BASED ON A DESIGN SPEED OF 15 MPH.



CREST VERTICAL CURVE

		Exit Slope - G2 (%)					
		-6	-5	-4	-3	-2	-1
Approach Slope - G1 (%)	6	36	33	30	27	24	21
	5	33	30	27	24	21	18
	4	30	27	24	21	18	15
	3	27	24	21	18	15	12
	2	24	21	18	15	12	9
	1	21	18	15	12	9	6
	Length of Crest Vertical Curve (min.)						

NOTE:
VERTICAL CURVE VALUES ARE BASED ON A DESIGN SPEED OF 15 MPH.



ADDITIONAL DRIVE WIDTH REQUIREMENTS	
HORIZONTAL CURVE RADIUS	ADDITIONAL DRIVE WIDTH
50' - 100'	6'
101' - 150'	5'
151' - 200'	4'
201' - 400'	3'

ADJUST DRIVE WIDTH AS REQUIRED FOR THE HORIZONTAL CURVE USING THE ADDITIONAL DRIVE WIDTH REQUIREMENTS TABLE.

HORIZONTAL CURVE

SUBSTATION ACCESS DRIVE STANDARDS	
STANDARD DRIVE WIDTH MIN.	20 FT
SHOULDER WIDTH MIN.	2 FT (EACH SIDE)
HORIZONTAL CURVE MIN. RADIUS	50 FT (CENTERLINE)
VERTICAL CURVE LENGTH MIN.	100 FT
SLOPE MAX.	6:100 (6%)
CROSS SLOPE MAX.	2:100 (2%)
SIDE SLOPE MAX.	3:1 (33%)
SIGHT DISTANCE MIN.	PER LOCAL REGS.
DITCHES AND CULVERTS	DESIGN FOR 25 YR STORM
COMPACTION MIN.	90% MAX. DRY DENSITY

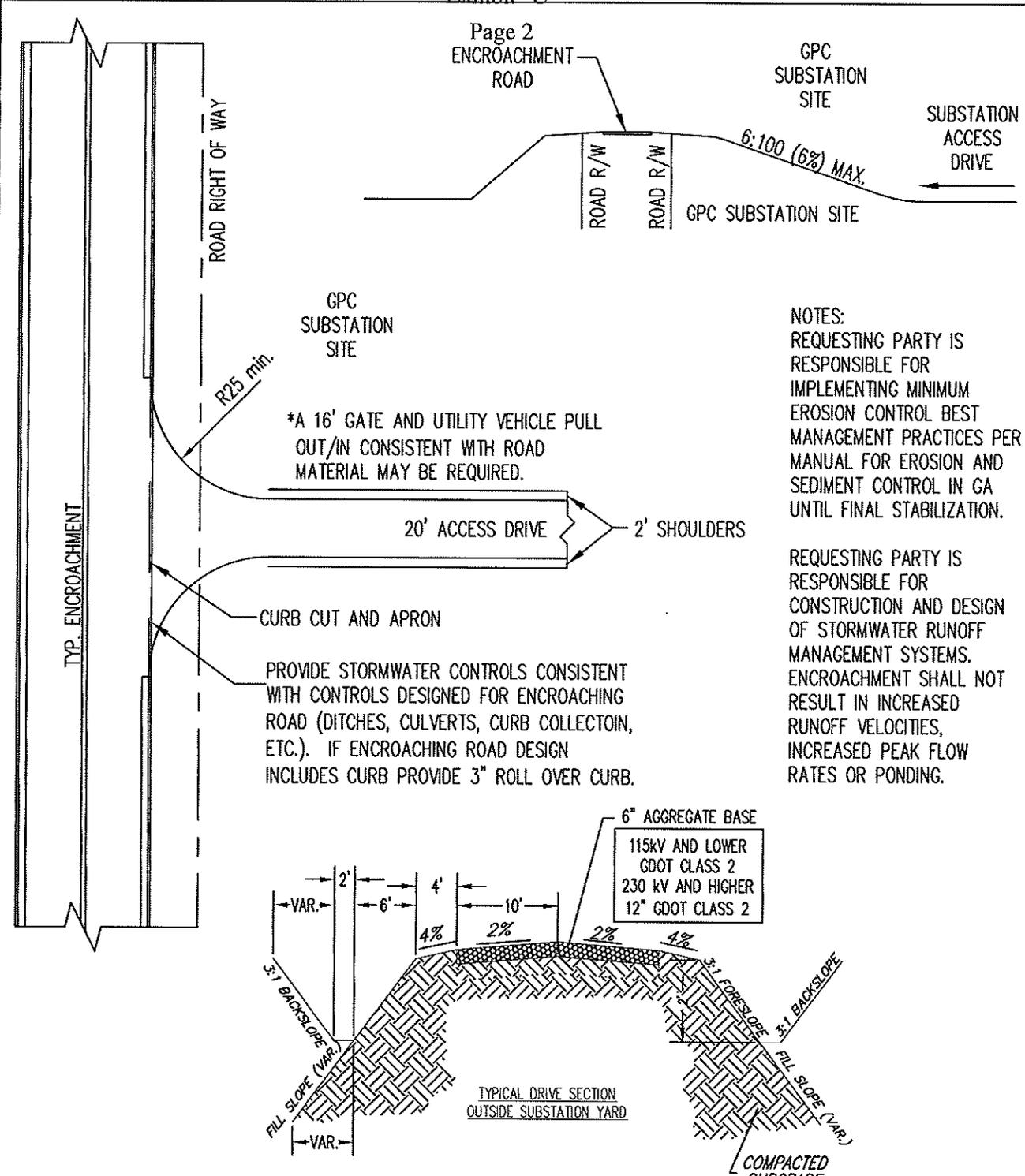
DRAWN BY: MAC	DATE:
REVISIONS:	

**GENERAL
SUBSTATION
ACCESS DRIVE**

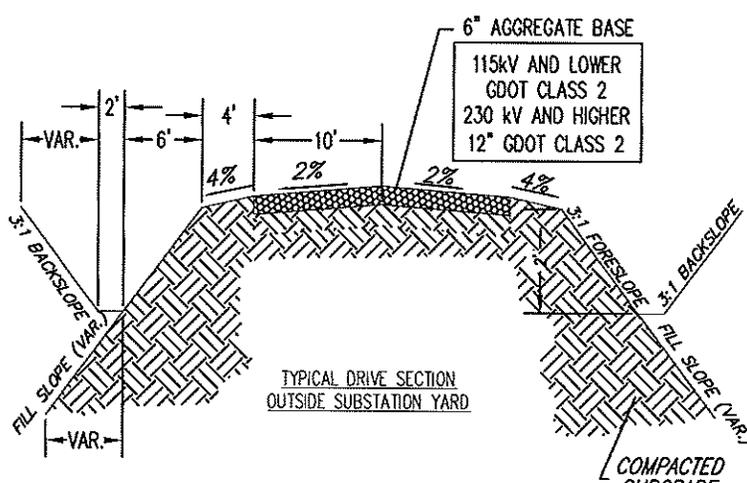
**STANDARD ENCROACHMENT DETAILS
GEORGIA POWER COMPANY**

DESIGN CRITERIA PROVIDED BY GEORGIA POWER
FORESTRY AND R.D.V. DEPARTMENT

Scale N.T.S. DETAIL A8



NOTES:
 REQUESTING PARTY IS RESPONSIBLE FOR IMPLEMENTING MINIMUM EROSION CONTROL BEST MANAGEMENT PRACTICES PER MANUAL FOR EROSION AND SEDIMENT CONTROL IN GA UNTIL FINAL STABILIZATION.
 REQUESTING PARTY IS RESPONSIBLE FOR CONSTRUCTION AND DESIGN OF STORMWATER RUNOFF MANAGEMENT SYSTEMS. ENCROACHMENT SHALL NOT RESULT IN INCREASED RUNOFF VELOCITIES, INCREASED PEAK FLOW RATES OR PONDING.



SUBSTATION ACCESS DRIVE STANDARDS	
DRIVE WIDTH MIN.	20 FT
SHOULDER WIDTH MIN.	2 FT (EACH SIDE)
COMPACTION MIN.	90% MAX. DRY DENSITY
DRIVE SLOPE MAX.	6:100 (6%)
CROSS SLOPE	2:100 (2%)
SIDE SLOPE	3:1 (33%)
ENTRANCE ANGLE	90°
SIGHT DISTANCE MIN.	PER LOCAL REGS.
DITCHES AND CULVERTS	DESIGN FOR 25 YR STORM
HORIZONTAL CURVE MIN.	50' RADIUS

DRAWN BY: MAC	DATE:
REVISIONS:	

TYPICAL SUBSTATION ENTRANCE

STANDARD ENCROACHMENT DETAILS
GEORGIA POWER COMPANY

DESIGN CRITERIA PROVIDED BY GEORGIA POWER FORESTRY AND R.L.V. DEPARTMENT

Scale N.T.S. DETAIL A9

Exhibit "D"

Drawing

Exhibit D

PARCEL 1

PARCEL 2

REQUIRED RIGHT OF WAY - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L1	S22°57'33"W	3.72'		
L2	N52°15'57"W	5.15'		
C1	N53°16'05"W	18.56'	473.50'	18.56'
L3	N54°16'13"W	101.42'		
L4	N54°16'13"W	25.89'		
L5	N54°16'13"W	20.26'		
L6	N54°16'13"W	12.82'		
C2	N56°42'38"W	10.52'	123.50'	10.52'
L7	N59°09'03"W	2.85'		
L8	S75°50'57"W	23.51'		
L9	S30°50'57"W	14.17'		
L10	N59°09'03"W	13.00'		
L11	N31°07'00"E	44.50'		
L12	S62°25'49"E	225.27'		

REQUIRED DRAINAGE EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L5	N54°16'13"W	20.26'		
L13	S26°33'47"W	33.52'		
L14	S63°26'13"E	20.00'		
L15	N26°33'47"E	30.30'		

TEMPORARY EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L4	N54°16'13"W	25.89'		
L15	S26°33'47"W	30.30'		
L14	N63°26'13"W	20.00'		
L13	N26°33'47"E	33.52'		
L6	N54°16'13"W	12.82'		
C2	N56°42'38"W	10.52'	123.50'	10.52'
L7	N59°09'03"W	2.85'		
L8	S75°50'57"W	23.51'		
L9	S30°50'57"W	14.17'		
L10	N59°09'03"W	13.00'		
L16	S31°07'00"W	13.34'		
L17	S59°09'03"E	16.56'		
L18	S37°12'25"E	28.21'		
L19	S73°28'09"E	50.87'		
L20	N45°52'43"E	38.00'		

REQUIRED RIGHT OF WAY-1 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L1	S52°25'59"E	245.71'		
C1	S53°12'01"E	150.22'	5608.03'	150.22'
L2	S54°59'08"E	20.36'		
L3	S54°59'08"E	116.50'		
C2	S49°49'09"E	33.82'	187.56'	33.78'
C3	S38°20'31"E	41.32'	187.56'	41.24'
L4	S74°11'32"W	28.78'		
L5	N25°21'53"W	27.06'		
C4	N39°28'14"W	60.81'	123.50'	60.20'
L6	N53°34'36"W	106.83'		
L7	N53°34'36"W	43.14'		
C5	N52°53'31"W	13.58'	526.50'	12.58'
L8	N52°12'26"W	181.26'		
C6	N52°48'51"W	7.84'	373.50'	7.84'
L9	N53°24'36"W	39.65'		
C7	N52°50'17"W	4.52'	226.50'	4.52'
L10	N52°15'57"W	129.73'		
L11	N22°57'37"E	3.72'		

REQUIRED EASEMENT-1 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
C15	N51°34'30"W	79.12'	176.50'	78.46'
L32	S74°11'32"W	98.77'		
L34	S03°33'02"W	46.24'		
L35	S31°29'33"E	61.73'		
L35A	S31°29'33"E	89.89'		
L35B	S10°28'10"W	16.14'		
L43	N55°16'57"E	21.20'		
L41A	N65°16'57"E	11.41'		
L41	N65°16'57"E	42.60'		
L52	N26°25'59"E	21.32'		
L42	N08°46'24"E	103.06'		

REQUIRED ENCROACHMENT-3 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L51	S65°16'57"W	7.76'		
L52	N26°25'59"E	21.32'		
L53	S08°46'24"W	16.04'		

REQUIRED EASEMENT-2 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L16	S74°11'32"W	69.63'		
L15	N35°32'07"W	16.25'		
L14	N64°21'22"W	33.05'		
L13	N25°17'47"W	72.43'		
L12	N01°18'00"E	60.31'		
L6	S53°34'36"E	106.83'		
C4	S39°28'14"E	60.81'	123.50'	60.20'
L5	S25°21'53"E	27.06'		

REQUIRED RIGHT OF WAY ENCROACHMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L4	S74°11'32"W	28.78'		
L17	S25°21'53"E	151.38'		
C8	S27°05'47"E	23.90'	176.50'	23.88'
C9	S34°38'26"E	25.22'	176.50'	25.19'
L18	N74°11'32"E	23.85'		
C10	N27°51'28"W	114.98'	348.24'	114.48'
L19	N18°23'54"W	40.73'		
C11	N25°12'55"W	44.62'	187.56'	44.51'

20' PERMANENT DRAINAGE EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L43	S65°16'57"W	21.20'		
L43A	S65°16'57"W	1.62'		
L44	N53°32'45"W	33.71'		
L45	N05°04'23"W	56.33'		
L46	N05°04'23"W	52.78'		
L38	N84°55'37"E	20.00'		
L39	S05°04'23"E	100.12'		
L40	S33°32'45"E	35.72'		

REQUIRED ENCROACHMENT-2 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L16	S74°11'32"W	69.63'		
L20	S35°32'07"E	9.98'		
L21	S52°56'11"E	42.92'		
L22	S52°43'18"E	40.71'		
L23	S45°06'34"E	83.84'		
L17	N25°21'53"W	151.38'		

REQUIRED ENCROACHMENT-1 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
C9	N34°38'26"W	25.22'	176.50'	25.19'
L31	S59°27'08"W	93.72'		
L32	N74°11'32"E	98.77'		

REQUIRED RIGHT OF WAY-2 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L18	S74°11'32"W	23.85'		
C15	S51°34'30"E	79.12'	176.50'	78.46'
L33	N08°46'24"E	13.24'		
C16	N47°33'10"W	31.72'	156.73'	31.66'
C17	N39°32'12"W	26.98'	348.24'	26.97'

10' TEMPORARY CONSTRUCTION EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L40	N53°32'45"W	35.72'		
L39	N05°04'23"W	100.12'		
L37A	N84°55'37"E	10.00'		
L37	S05°04'23"E	95.61'		
L36	S53°32'45"E	36.72'		
L41A	S65°16'57"W	11.41'		

TEMPORARY ENCROACHMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
C12	N87°19'21"W	29.95'	60.00'	29.64'
L24	S11°37'26"E	25.00'		
C13	S77°14'38"E	29.79'	35.00'	28.90'
L25	S52°51'49"E	61.09'		
C14	S41°03'09"E	14.43'	35.00'	14.33'
L26	S59°14'28"E	50.32'		
L27	S60°45'32"W	31.49'		
L28	S03°33'02"W	35.24'		
L29	S24°17'51"W	8.61'		
L30	N74°11'32"E	3.23'		
L31	N59°27'08"E	93.72'		
C8	N27°05'47"W	23.90'	176.50'	23.88'
L23	N45°06'34"W	83.84'		
L22	N52°43'18"W	40.71'		
L21	N52°56'11"W	42.92'		

TEMPORARY EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L47	S55°16'57"W	22.10'		
L48	N63°32'45"W	62.73'		
L49	N04°50'21"W	113.92'		
L50	N24°17'51"E	34.95'		
L30	N74°11'32"E	3.23'		
L34	S03°33'02"W	46.24'		
L35	S31°29'33"E	61.73'		
L35A	S31°29'33"E	89.89'		
L35B	S10°28'10"W	16.14'		

P250 - 12/15/2011 (Drawing) / 12/15/2011 (Print) - Sandy Springs Road Project
GEORGIA POWER CO., ATLANTA, GA.
Land Department
 BOUNDARY SURVEY OF GEORGIA POWER
 COMPANY PROPERTY TO BE CONVEYED TO
 CITY OF SANDY SPRINGS
 LAND LOT 33 & 34, 17TH DISTRICT, FULTON COUNTY, GEORGIA
 SCALE: 1" = 100.00'
 DATE: 09/28/2011
 DRAWING NUMBER: P250-17

PARCEL 1

REQUIRED RIGHT OF WAY - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L1	S27°47'37"W	3.72'		
L2	N02°15'57"W	5.15'		
C1	N53°16'05"W	16.56'	473.50'	16.56'
L3	N04°16'13"W	101.42'		
L4	N04°16'13"W	29.89'		
L5	N04°16'13"W	20.26'		
L6	N04°16'13"W	17.82'		
C2	N06°42'38"W	10.52'	123.50'	10.52'
L7	N09°09'03"W	2.85'		
L8	S72°50'57"W	23.01'		
L9	S30°50'57"W	14.17'		
L10	N09°09'03"W	11.00'		
L11	N01°07'00"E	44.50'		
L12	S02°25'49"E	275.27'		

REQUIRED DRAINAGE EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L5	N04°16'13"W	29.26'		
L13	S02°33'47"W	33.52'		
L14	S63°26'13"E	20.00'		
L15	N09°53'47"E	30.38'		

TEMPORARY EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L4	N04°16'13"W	29.89'		
L15	S02°33'47"W	30.38'		
L14	N03°26'13"W	20.00'		
L13	N03°26'13"E	33.52'		
L6	N04°16'13"W	12.82'		
C2	N06°42'38"W	10.52'	123.50'	10.52'
L7	N09°09'03"W	2.85'		
L8	S72°50'57"W	23.01'		
L9	S30°50'57"W	14.17'		
L10	N09°09'03"W	11.00'		
L16	S31°07'00"W	13.34'		
L17	S09°09'03"E	16.56'		
L18	S37°12'25"E	26.21'		
L19	S73°28'09"E	50.87'		
L20	N43°52'41"E	38.00'		

PARCEL 2

REQUIRED RIGHT OF WAY-1 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L1	S07°25'59"E	245.71'		
C1	S07°12'01"E	100.22'	5608.03'	100.22'
L2	S04°39'08"E	20.36'		
L3	S04°59'08"E	116.50'		
C2	S04°49'09"E	33.82'	187.56'	33.78'
C3	S08°20'31"E	41.22'	187.56'	41.24'
L4	S74°11'32"W	28.78'		
L5	N05°21'53"E	27.06'		
C4	N03°28'14"W	60.81'	123.50'	60.78'
L6	N03°34'36"W	106.83'		
L7	N03°34'36"W	43.14'		
C5	N05°53'31"W	32.50'	526.50'	32.58'
L8	N02°12'20"W	163.26'		
C6	N02°48'31"W	7.84'	373.50'	7.84'
L9	N03°24'34"W	39.65'		
C7	N02°50'17"W	4.52'	276.50'	4.52'
L10	N02°15'57"E	129.23'		
L11	N02°57'37"E	3.72'		

REQUIRED EASEMENT-1 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
C15	N01°34'30"W	79.12'	176.50'	78.46'
L32	S74°11'32"W	98.77'		
L34	S03°15'07"W	46.24'		
L35	S31°29'33"E	61.73'		
L35A	S01°29'33"E	69.89'		
L35B	S10°28'10"W	16.14'		
L43	N05°16'57"E	21.20'		
L41A	N03°16'57"E	11.41'		
L41	N05°16'57"E	42.60'		
L52	N02°25'59"E	21.32'		
L42	N08°46'24"E	101.06'		

REQUIRED ENCROACHMENT-1 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L51	S02°16'57"W	7.76'		
L52	N02°25'59"E	21.32'		
L53	S08°46'24"E	16.04'		

REQUIRED EASEMENT-2 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L16	S74°11'32"W	69.63'		
L15	N05°37'07"W	16.25'		
L14	N04°21'22"W	33.05'		
L13	N05°17'47"W	72.43'		
L12	N01°18'00"E	60.31'		
L6	S03°34'36"E	106.83'		
C4	S39°26'14"E	60.81'	123.50'	60.78'
L5	S05°21'53"E	27.06'		

REQUIRED RIGHT OF WAY ENCROACHMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L4	S74°11'32"W	28.78'		
L17	S05°21'53"E	151.38'		
C8	S07°05'47"E	23.90'	176.50'	23.88'
C9	S04°38'26"E	25.22'	176.50'	25.19'
L18	N74°11'32"E	23.85'		
C10	N07°51'28"W	114.98'	348.24'	114.46'
L19	N18°23'54"W	40.73'		
C11	N05°12'55"W	44.62'	187.56'	44.51'

20' PERMANENT DRAINAGE EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L43	S05°16'57"W	21.20'		
L43A	S05°16'57"W	1.62'		
L44	N03°37'45"W	23.71'		
L45	N02°04'21"W	56.33'		
L46	N05°04'23"W	52.78'		
L38	N04°55'37"E	20.00'		
L39	S05°04'23"E	100.12'		
L40	S03°37'45"E	35.72'		

REQUIRED ENCROACHMENT-2 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L16	S74°11'32"W	69.63'		
L20	S35°37'07"E	9.96'		
L21	S07°36'11"E	42.02'		
L22	S07°43'18"E	40.71'		
L23	S45°06'34"E	83.84'		
L17	N09°21'53"W	151.38'		

REQUIRED ENCROACHMENT-1 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
C9	N04°38'26"W	25.22'	176.50'	25.19'
L21	S09°27'08"W	93.72'		
L30	N74°11'32"E	98.77'		

REQUIRED RIGHT OF WAY-2 - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L18	S74°11'32"W	23.85'		
C15	S01°34'30"E	79.12'	176.50'	78.46'
L33	N08°46'24"E	13.24'		
C16	N47°33'10"W	31.72'	156.75'	31.66'
C17	N39°32'12"W	26.98'	348.24'	26.97'

10' TEMPORARY CONSTRUCTION EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L40	N03°37'45"W	35.72'		
L39	N05°04'23"W	100.12'		
L37A	N04°55'37"E	10.00'		
L37	S05°04'23"E	95.61'		
L36	S03°37'45"E	36.72'		
L41A	S05°16'57"W	11.41'		

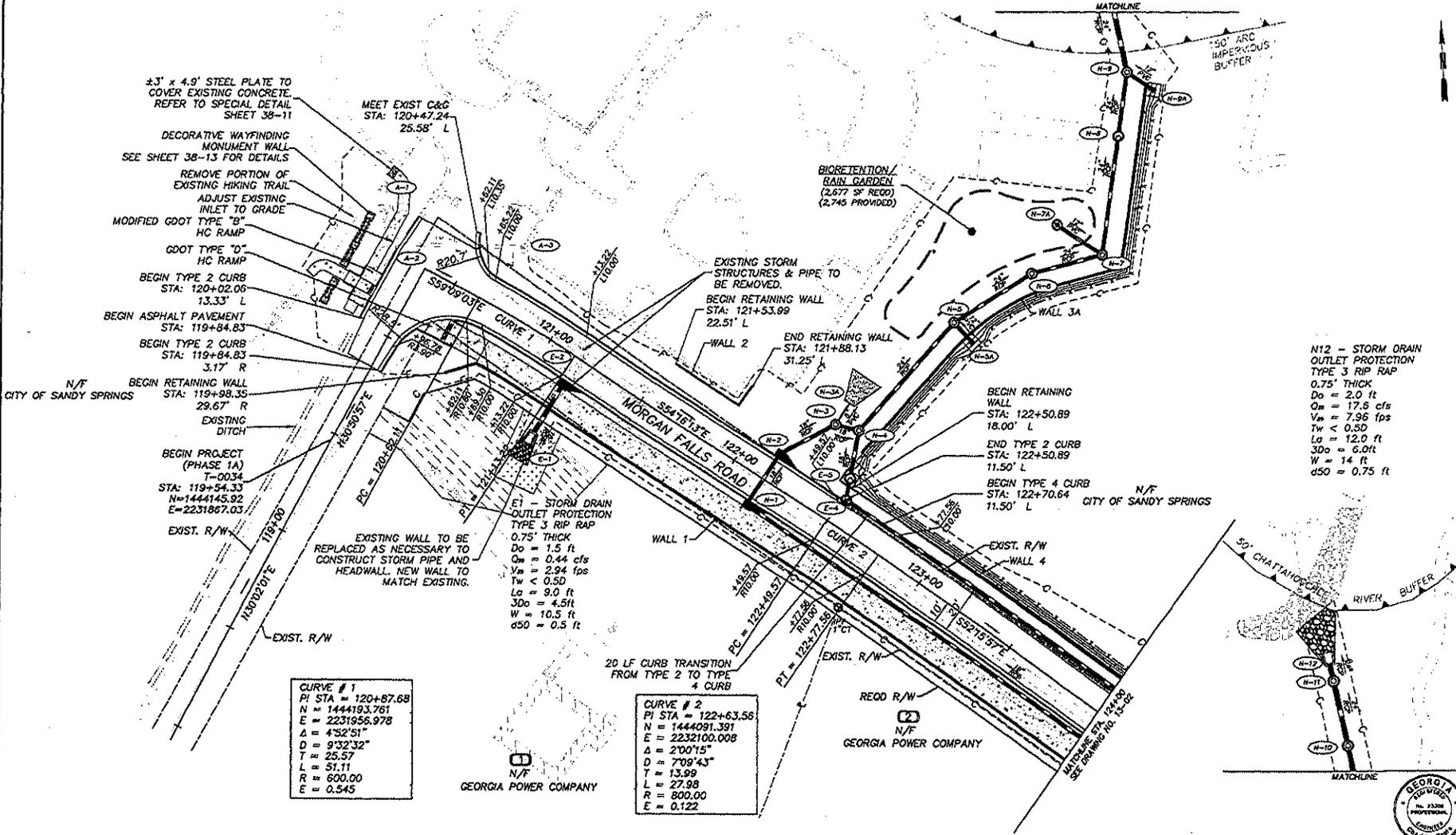
TEMPORARY ENCROACHMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
C12	N07°19'21"W	29.92'	60.00'	29.64'
L24	S11°37'26"E	25.00'		
C13	S77°14'38"E	29.79'	35.00'	28.90'
L25	S05°51'49"E	61.09'		
C14	S47°03'09"E	14.43'	35.00'	14.33'
L26	S09°14'26"E	50.32'		
L27	S00°45'32"W	31.49'		
L28	S03°33'02"W	35.24'		
L29	S24°17'51"W	8.61'		
L30	N74°11'32"E	93.72'		
L31	N04°27'08"E	93.72'		
C8	N07°05'47"W	23.90'	176.50'	23.88'
L23	N45°06'34"W	83.84'		
L22	N02°43'18"W	40.71'		
C21	N02°56'11"W	42.92'		

TEMPORARY EASEMENT - LINE/CURVE TABLE				
LINE #/CURVE #	DIRECTION/CHORD BEARING	LENGTH	RADIUS	CHORD
L47	S05°16'57"W	22.10'		
L48	N03°37'45"W	62.73'		
L49	N04°59'21"E	113.02'		
L50	N04°17'51"E	34.95'		
L30	N74°11'32"E	93.72'		
L34	S03°33'00"W	46.24'		
L35	S11°29'33"E	61.73'		
L35A	S11°29'33"E	69.89'		
L35B	S10°28'10"W	16.14'		

With "L" Underlined/Plotted/Stamped/Marked - Survey Station Red Points
GEORGIA POWER CO., ATLANTA, GA
Land Department
 BOUNDARY SURVEY OF GEORGIA POWER
 COMPANY PROPERTY TO BE CONVEYED TO
 CITY OF SANNEY SPENGLAS
LAND LOT 83 & 84, 17TH DISTRICT, DEKALB COUNTY, GEORGIA
 DATE: 08/26/11
 DRAWN: P250-17
 P250-17

Exhibit "E"
Plans and Specifications

CITY SANDY SPRINGS	PROJECT NUMBER 7-0034	SHEET NO. 10	TOTAL SHEETS 293
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- ±3' x 4.9' STEEL PLATE TO COVER EXISTING CONCRETE. REFER TO SPECIAL DETAIL SHEET 38-11
- DECORATIVE WAYFINDING MONUMENT WALL SEE SHEET 38-13 FOR DETAILS
- REMOVE PORTION OF EXISTING HIKING TRAIL ADJUST EXISTING INLET TO GRADE
- MODIFIED GOOT TYPE "B" HC RAMP
- GOOT TYPE "D" HC RAMP
- BEGIN TYPE 2 CURB STA: 120+02.06 13.33' L
- BEGIN ASPHALT PAVEMENT STA: 119+84.83
- BEGIN TYPE 2 CURB STA: 119+84.83 3.17' R
- N/F BEGIN RETAINING WALL STA: 119+98.35 29.67' R
- EXISTING DITCH
- BEGIN PROJECT (PHASE 1A) T=0034 STA: 119+54.33 N=1444145.92 E=2231867.03
- EXIST. R/W

CURVE # 1

PI STA = 120+87.68
N = 1444193.761
E = 2231956.978
Δ = 4°52'51"
D = 9°32'32"
T = 25.57
L = 51.11
R = 600.00
E = 0.545

CURVE # 2

PI STA = 122+63.56
N = 1444091.391
E = 2232100.008
Δ = 2°00'15"
D = 7°09'43"
T = 13.99
L = 27.98
R = 800.00
E = 0.122

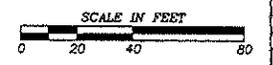
E1 - STORM DRAIN OUTLET PROTECTION TYPE 3 RIP RAP 0.75' THICK
 $Q_m = 0.44$ cfs
 $V_m = 2.94$ fps
 $T_w < 0.50$
 $L_a = 9.0$ ft
 $J_{30} = 4.5ft$
 $W = 10.5$ ft
 $d_{50} = 0.5$ ft

N12 - STORM DRAIN OUTLET PROTECTION TYPE 3 RIP RAP 0.75' THICK
 $Q_m = 17.5$ cfs
 $V_m = 7.96$ fps
 $T_w < 0.50$
 $L_a = 12.0$ ft
 $J_{30} = 6.0ft$
 $W = 14$ ft
 $d_{50} = 0.75$ ft

PROPERTY AND EX. R/W LINE	STORM LINE	7
REQUIRED R/W LINE	TELEPHONE LINE	8
CONSTRUCTION LIMITS	OH POWER LINE	9
PERMANENT EASEMENT FOR MAINTENANCE	WATER LINE	10
TEMPORARY EASEMENT FOR CONSTRUCTION	FIBER OPTIC LINE	11
EASEMENT FOR CONSTRUCTION OF DRIVEWAYS	GAS LINE	12
PERMANENT DRAINAGE EASEMENT	SEWERY SEWER LINE	13
	LIGHTING CONDUIT	14
	RETAINING WALL	15



SEI
SOUTHEASTERN ENGINEERING, INC.
1418 South River Road, Marietta, Georgia 30068
Tel: 770-371-3155 Fax: 770-371-1933
www.sei-engineers.com



REVISION DATES

CITY OF SANDY SPRINGS
PUBLIC WORKS DEPARTMENT
OFFICE PUBLIC WORKS DATE: 05/23/12
MAINLINE PLAN
SHEET NO. 13-01
MORGAN FALLS RD. IMPROVEMENTS



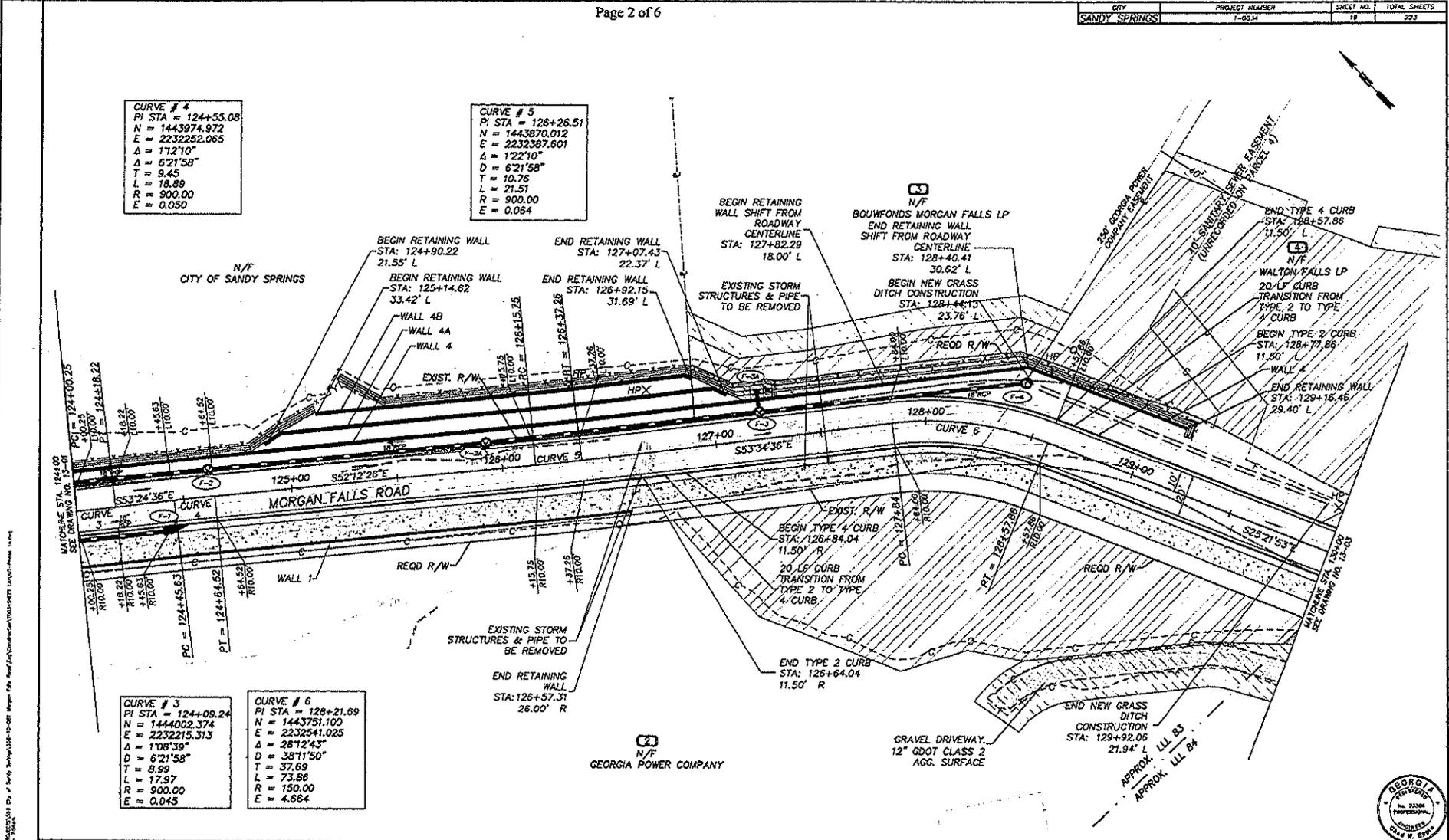
CITY SANDY SPRINGS	PROJECT NUMBER 1-0014	SHEET NO. 18	TOTAL SHEETS 273
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CURVE # 4
 PI STA = 124+55.08
 N = 1443974.972
 E = 2232252.065
 Δ = 112°10'
 D = 6'21"58"
 T = 9.45
 L = 18.89
 R = 900.00
 E = 0.050

CURVE # 5
 PI STA = 126+26.51
 N = 1443870.012
 E = 2232387.601
 Δ = 122°10'
 D = 6'21"58"
 T = 10.76
 L = 21.51
 R = 900.00
 E = 0.064

CURVE # 3
 PI STA = 124+09.24
 N = 1444002.374
 E = 2232215.313
 Δ = 110°30'
 D = 6'21"58"
 T = 8.99
 L = 17.97
 R = 900.00
 E = 0.045

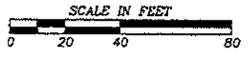
CURVE # 6
 PI STA = 128+21.69
 N = 1443751.100
 E = 2232541.025
 Δ = 287°2'43"
 D = 38'11"50"
 T = 37.69
 L = 73.86
 R = 150.00
 E = 4.664



PROPERTY AND EX. R/W LINE	STORM LINE
REQUIRED R/W LINE	TELEPHONE LINE
CONSTRUCTION LIMITS	OH POWER LINE
PERMANENT EASEMENT FOR MAINTENANCE	UG POWER LINE
TEMPORARY EASEMENT FOR CONSTRUCTION	WATER LINE
EASEMENT FOR CONSTRUCTION OF DITCHWAYS	FIBER OPTIC LINE
PERMANENT DRAINAGE EASEMENT	GAS LINE
	DRAINAGE DITCH LINE
	LIGHTING CONDUIT
	RETAINING WALL



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 2418 Sandy Plains Road, Roswell, Georgia 30076
 TEL: 770-421-1934 FAX: 770-421-1933
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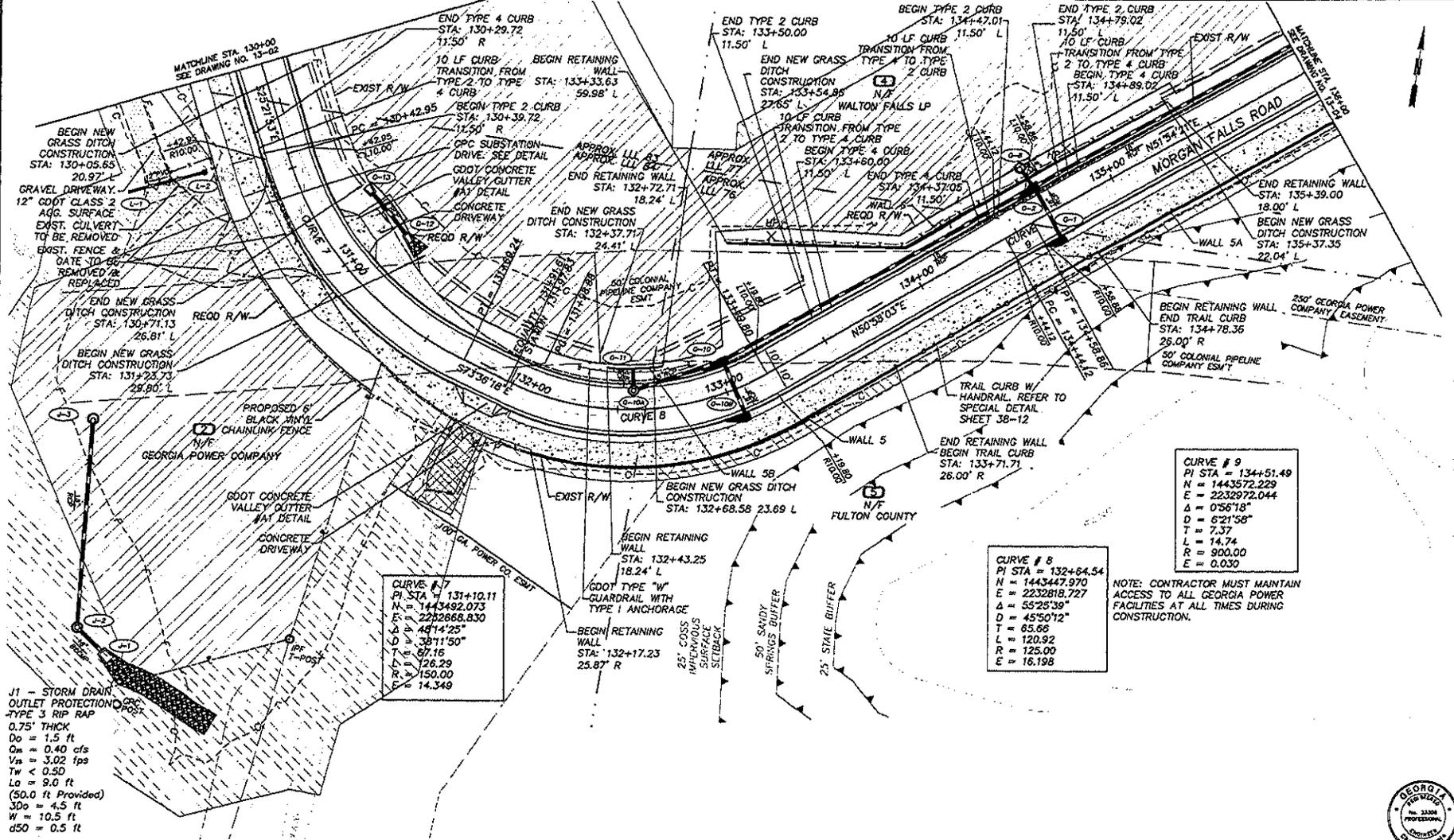


REVISION DATES

CITY OF SANDY SPRINGS
 PUBLIC WORKS DEPARTMENT
 OFFICE: PUBLIC WORKS DATE: 05/23/12
 MAINLINE PLAN
 SHEET NO. 13-02
 MORGAN FALLS RD. IMPROVEMENTS



CITY	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
SANDY SPRINGS	T-0034	20	293



J1 - STORM DRAIN
OUTLET PROTECTION
TYPE 3 RIP RAP
0.75" THICK
D_o = 1.5 ft
Q_o = 0.40 cfs
V_o = 3.02 fps
T_w < 0.50
L_o = 9.0 ft
(50.0 ft Provided)
3D_o = 4.5 ft
W = 10.5 ft
d50 = 0.5 ft

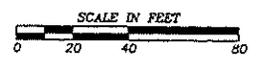
CURVE # 7
PI STA = 131+10.11
N = 1443492.073
E = 2252868.830
Δ = 48°14'25"
D = 3911'50"
T = 87.16
L = 26.29
R = 150.00
E = 14.348

CURVE # 8
PI STA = 132+64.54
N = 1443447.970
E = 2232818.727
Δ = 55°25'39"
D = 45°50'12"
T = 65.66
L = 120.92
R = 125.00
E = 16.198

CURVE # 9
PI STA = 134+51.49
N = 1443572.229
E = 2232972.044
Δ = 0°56'18"
D = 6°21'58"
T = 7.37
L = 14.74
R = 900.00
E = 0.030

NOTE: CONTRACTOR MUST MAINTAIN ACCESS TO ALL GEORGIA POWER FACILITIES AT ALL TIMES DURING CONSTRUCTION.

PROPERTY AND EX. R/W LINE	STORM LINE	TELEPHONE LINE
REQUIRED R/W LINE	ON POWER LINE	ON POWER LINE
CONSTRUCTION LIMITS	ON POWER LINE	ON POWER LINE
PERMANENT EMBANKMENT FOR HIGHWAY	WATER LINE	FIBER OPTIC LINE
TEMPORARY EMBANKMENT FOR CONSTRUCTION	GAS LINE	SWITCHING GEAR LINE
EMBANKMENT FOR CONSTRUCTION OF DRIVEWAY	LIGHTING CONDUIT	RETAINING WALL
PERMANENT DRAINAGE EMBANKMENT		

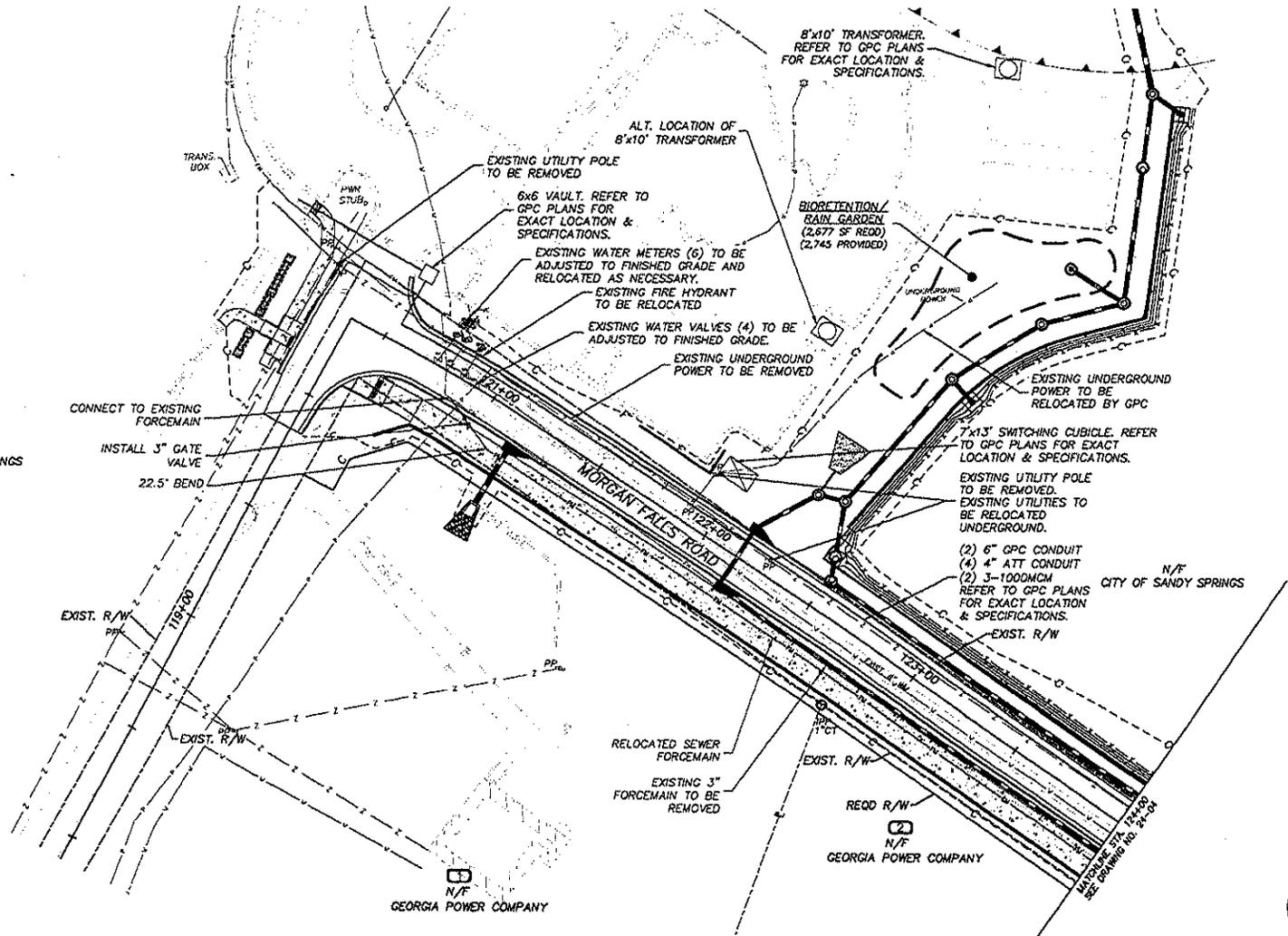


REVISION DATES

CITY OF SANDY SPRINGS PUBLIC WORKS DEPARTMENT	
OFFICE: PUBLIC WORKS	DATE: 05/23/12
MAINLINE PLAN	
SHEET NO. 13-03	



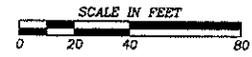
CITY	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
SANDY SPRINGS	1-0034	24	223



PROPERTY AND EX. R/W LINE	STORM LINE	TELEPHONE LINE	ON POWER LINE
CONSTRUCTION LIMITS	ON POWER LINE	WATER LINE	FIBER OPTIC LINE
PERMANENT EASEMENT FOR MAINTENANCE	TEMPORARY EASEMENT FOR CONSTRUCTION	EASEMENT FOR CONSTRUCTION OF DRIVEWAY	PERMANENT DRAINAGE EASEMENT
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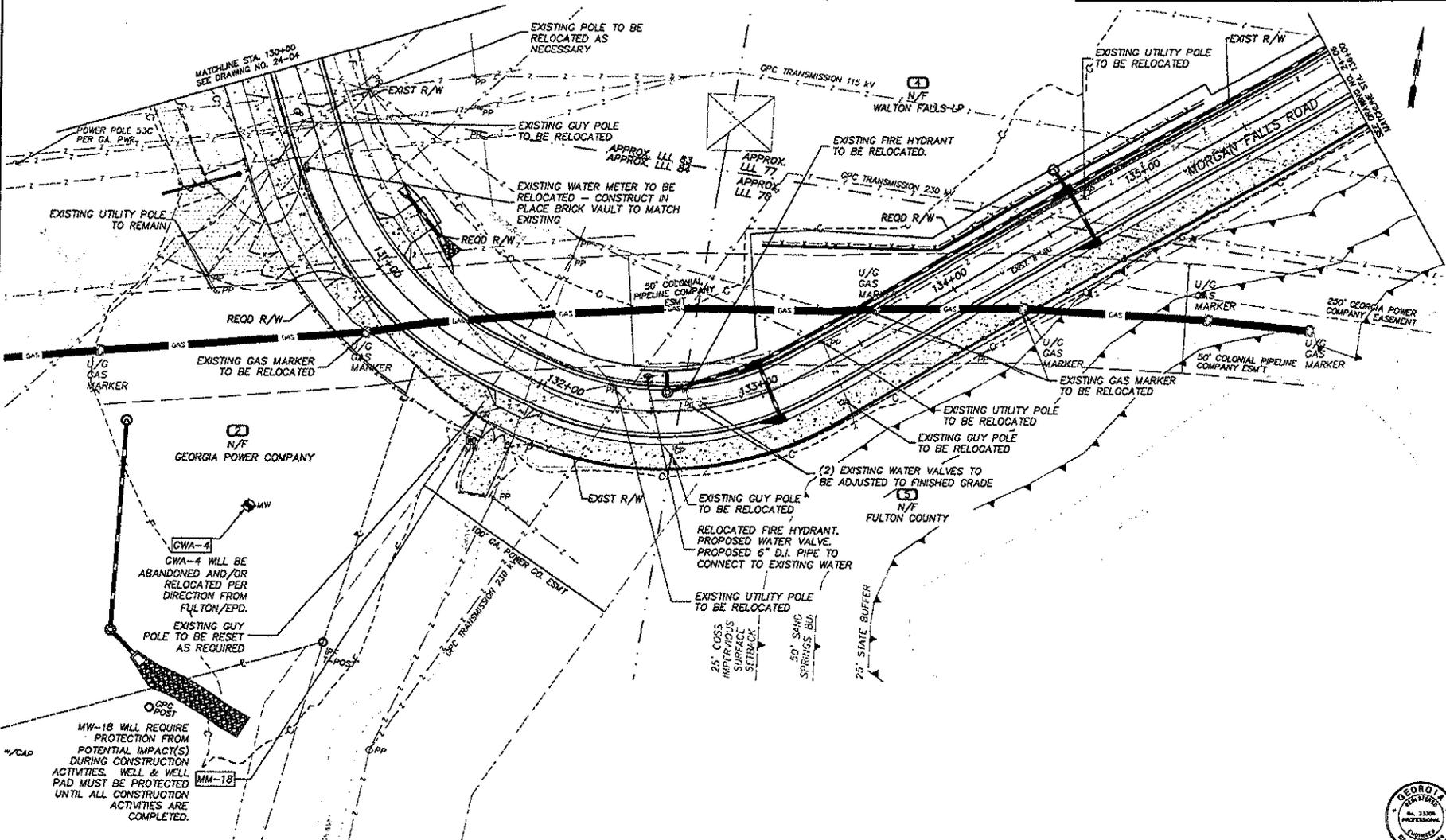
REVISION DATES

CITY OF SANDY SPRINGS
PUBLIC WORKS DEPARTMENT
OFFICE: PUBLIC WORKS DATE: 05/23/12
UTILITY PLAN
SHEET NO. 24-03
MORGAN FALLS RD. IMPROVEMENTS



2012/05/23/12 City of Sandy Springs, Georgia 15-001 Morgan Falls Road Improvements (MORGAN FALLS RD) - Phase 12 of 14
 SHEET NO. 24-03 OF 223 SHEETS

CITY	PROJECT NUMBER	SHEET NO.	TOTAL SHEETS
SANDY SPRINGS	1-0034	100	223

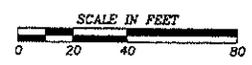


MW-18 WILL REQUIRE PROTECTION FROM POTENTIAL IMPACT(S) DURING CONSTRUCTION ACTIVITIES. WELL & WELL PAD MUST BE PROTECTED UNTIL ALL CONSTRUCTION ACTIVITIES ARE COMPLETED.

PROPERTY AND EX. R/W LINE	STORM LINE	TELEPHONE LINE	1
REQUIRED R/W LINE	ON POWER LINE	2	2
CONSTRUCTION LIMITS	UG POWER LINE	3	3
PERMANENT EASEMENT FOR MAINTENANCE	WATER LINE	4	4
TEMPORARY EASEMENT FOR CONSTRUCTION	FIBER OPTIC LINE	5	5
EASEMENT FOR CONSTRUCTION OF DRIVEWAYS	GAS LINE	6	6
EASEMENT FOR CONSTRUCTION OF DRIVEWAYS	SANITARY SEWER LINE	7	7
PERMANENT DRIVEWAY EASEMENT	LIGHTING CONDUIT	8	8
	RETAINING WALL		



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REVISION DATES	
6/27/12	

CITY OF SANDY SPRINGS
PUBLIC WORKS DEPARTMENT
OFFICE PUBLIC WORKS DATE 05/23/12
UTILITY PLAN
SHEET NO. 24-05
MORGAN FALLS RD. IMPROVEMENTS



2012/05/23/12 10:00 AM City of Sandy Springs 15-081 Morgan Falls Road Improvements Utility Plan - Page 6 of 6