



Croy Engineering, LLC
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 Marietta, Georgia 30062

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2016 SPLOST

TO: City of Powder Springs
 City Hall
 4484 Marietta St.
 Powder Springs, GA 30127

DATE: May 20, 2022
RE: Closing Documents

Project : Pineview Trail
 1476.015

ATTN: Pam Conner, City Manager
PHONE:

WE ARE SENDING VIA: HAND TRANSMITTAL
 MAIL
 EMAIL
 UPS

THE FOLLOWING: PRINTS
 REPRODUCIBLES
 DATA
 CONTRACTS

| EACH | REV NO | INV NO. | AMOUNT | DESCRIPTION |
|------|--------|------------|------------|---|
| | | Parcel 004 | \$4,454.00 | Hyacinth Marcia Harris 4365 Pineview Dr. 19087500020 |
| 1 | | | | Purchase Agreement |
| 1 | | | | Exhibit A |
| 3 | | | | Legal Descriptions |
| 1 | | | | W9 |

TRANSMITTED: FOR YOUR APPROVAL
 FOR YOUR INFORMATION
 AS YOU REQUESTED
 FOR CONSTRUCTION
 FOR YOUR REVIEW
 FOR PAYMENT

SINCERELY: 
 Chad R. Kastner
 Program Manager

CC:

IF ATTACHMENTS ARE NOT AS NOTED, PLEASE NOTIFY US IMMEDIATELY.

AGREEMENT TO PURCHASE REAL ESTATE

Project: Pineview Trail

P. I. Number 1476.015 Parcel # 004

Tax Parcel ID # 19087500020

GEORGIA, Cobb, County

For and in consideration of the sum of One Dollar (\$1.00), receipt whereof being acknowledged, the undersigned grants to Hyacinth Marcia Harris an option to acquire the following described real estate:

Right of Way and/or Easement rights through that tract or parcel of land located in Land Lot of the District, of Cobb County, Georgia, and being more particularly described on Exhibit "A" attached hereto and made a part hereof by reference.

Offer includes widening of driveway

For the sum of ~~\$4,454.00~~ the undersigned agrees to execute and deliver to the City of Powder Springs, Cobb County fee simple title and easements to the lands owned by the undersigned as reflected on the attached Exhibit "A".

* * * * *

The following conditions are imposed upon the grant of this option:

- 1) This option shall extend for 90 days from this date.
- 2) The consideration recited is full payment for the rights conveyed.
 - 633.00 Square Feet of Right of Way
 - 1,392.00 Square Feet of Temporary Construction Easement
 - 658.00 Square Feet of Temporary Driveway Easement
- 3) All Temporary Easements will terminate upon completion and acceptance of the same by the Department of Transportation.
- 4) The undersigned shall obtain all quit claim deeds or releases from any tenant now in possession and any other parties having a claim or interest in the property described above.
- 5) Special Provisions, if any, are listed on Exhibit "B", which is attached hereto and incorporated herein by reference.

Witness my hand and seal this 25th day of March, 2022.

Signed, Sealed and Delivered

In the presence of:

Chanda M. Womack
 Witness

Lynn S. Wigginton
 Notary Public

Hyacinth Marcia Harris (L.S)
 Hyacinth Marcia Harris

 (L.S)



ACCEPTED BY: _____ Date _____
 Local Sponsor

Required Driveway Easement for Parcel 004: Hyacinth Marcia Harris

All that tract or parcel of land lying and being in Land Lot 874 of the 5th District, Cobb County, Georgia, aka 4365 Pineview Dr. SW, and referenced as Parcel 004 on Right of Way Proposed Pineview Trail & Roadway Improvements prepared by Croy Engineering for The City of Powder Springs dated 02-28-2022, and being more particularly described as follows:

COMMENCING at the proposed easterly right of way of Pineview Drive (30' R/W) at a point right of centerline of Pineview Drive 20' whose station is 114 + 33.99 (POB #3) per the above referenced set of plans said point being THE POINT OF BEGINNING.

THENCE from the POINT OF BEGINNING on a bearing of North 89 degrees 06 minutes 17 seconds East, for a distance of 25.71 feet to a point;

THENCE from said point on a bearing of South 00 degrees 53 minutes 43 seconds East, for a distance of 22.00 feet to a point;

THENCE from said point on a bearing of South 00 degrees 53 minutes 43 seconds East, for a distance of 2.96 feet to a point;

THENCE from said point on a bearing of South 89 degrees 06 minutes 17 seconds West, for a distance of 26.96 feet to a point;

THENCE from said point on a bearing of North 01 degrees 58 minutes 13 seconds East, for a distance of 24.99 feet to the POINT OF BEGINNING;

The herein described required driveway easement contains 658 Square Feet or 0.015 Acres of land, more or less. The above-described property is subject to any and all Easements, Encumbrances and or Restrictions of record.

Required Temporary Easement for Parcel 004: Hyacinth Marcia Harris

All that tract or parcel of land lying and being in Land Lot 875 of the 5th District, Cobb County, Georgia, aka 4365 Pineview Dr. SW, and referenced as Parcel 004 on Right of Way Proposed Pineview Trail & Roadway Improvements prepared by Croy Engineering for The City of Powder Springs dated 02-28-2022, and being more particularly described as follows:

COMMENCING at the proposed easterly right of way of Pineview Drive (30' R/W) at a point right of centerline of Pineview Drive 20' whose station is 114 + 59.70 (POB #2) per the above referenced set of plans said point being THE POINT OF BEGINNING.

THENCE from the POINT OF BEGINNING on a bearing of North 89 degrees 06 minutes 17 seconds East, for a distance of 63.28 feet to a point;

THENCE from said point on a bearing of South 00 degrees 49 minutes 44 seconds East, for a distance of 22.00 feet to a point;

THENCE from said point on a bearing of South 89 degrees 06 minutes 17 seconds West, for a distance of 63.26 feet to a point;

THENCE from said point on a bearing of North 00 degrees 53 minutes 43 seconds West, for a distance of 22.00 feet to the POINT OF BEGINNING;

The herein described required temporary easement contains 1392 Square Feet or 0.032 Acres of land, more or less. The above-described property is subject to any and all Easements, Encumbrances and or Restrictions of record.

Required Right-of-Way for Parcel 004: Hyacinth Marcia Harris

All that tract or parcel of land lying and being in Land Lot 875 of the 5th District, Cobb County, Georgia, aka 4365 Pineview Dr. SW, and referenced as Parcel 004 on Right of Way Proposed Pineview Trail & Roadway Improvements prepared by Croy Engineering for The City of Powder Springs dated 02-28-2022, and being more particularly described as follows:

COMMENCING at the proposed easterly right of way of Pineview Drive (30' R/W) at a point right of centerline of Pineview Drive 13.25' whose station is 114 + 34.33 (POB #1) per the above referenced set of plans said point being THE POINT OF BEGINNING.

THENCE from the POINT OF BEGINNING on a bearing North 88 degrees 37 minutes 36 seconds East, for a distance of 88.67 feet to a point;

THENCE from said point on a bearing South 00 degrees 49 minutes 44 seconds East, for a distance of 7.49 feet to a point;

THENCE from said point on a bearing South 89 degrees 06 minutes 17 seconds West, for a distance of 63.28 feet to a point;

THENCE from said point on a bearing South 89 degrees 06 minutes 17 seconds West, for a distance of 25.71 feet to a point;

THENCE from said point on a bearing North 01 degrees 58 minutes 13 seconds East, for a distance of 6.76 feet to the POINT OF BEGINNING.

The herein described required right-of-way contains 633 Square Feet or 0.015 Acres of land, more or less. The above-described property is subject to any and all Easements, Encumbrances and or Restrictions of record.

RIGHT-OF-WAY

Request for Taxpayer Identification Number and Certification

Form **W-9**
(Rev. October 2018)
Department of the Treasury
Internal Revenue Service

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

Go to www.irs.gov/FormW9 for instructions and the latest information.

Print or type.
See Specific Instructions on page 3.

1 Name (as shown on your incometax return). Name is required on this line; do not leave this line blank.
Hyacinth Marcia Harris

2 Business name/disregarded entity name, if different from above

3 Check appropriate box for federal tax classification of the person whose name is entered on line 1. Check only one of the following seven boxes.

Individual/sole proprietor or single-member LLC C Corporation S Corporation Partnership Trust/estate

Limited liability company. Enter the tax classification (C=C corporation, S=S corporation, P=Partnership) ▶ _____

Note: Check the appropriate box in the line above for the tax classification of the single-member owner. Do not check LLC if the LLC is classified as a single-member LLC that is disregarded from the owner unless the owner of the LLC is another LLC that is not disregarded from the owner for U.S. federal tax purposes. Otherwise, a single-member LLC that is disregarded from the owner should check the appropriate box for the tax classification of its owner.

Other (see instructions) ▶ _____

4 Exemptions (codes apply only to certain entities, not individuals; see instructions on page 3):

Exempt payee code (if any) _____

Exemption from FATCA reporting code (if any) _____

(Applies to accounts maintained outside the U.S.)

5 Address (number, street, and apt. or suite no.) See instructions.
4365 Pineview Dr

6 City, state, and ZIP code
Powder Springs, GA 30127

7 List account number(s) here (optional)

Requester's name and address (optional)

Part I Taxpayer Identification Number (TIN)

Enter your TIN in the appropriate box. The TIN provided must match the name given on line 1 to avoid backup withholding. For individuals, this is generally your social security number (SSN). However, for a resident alien, sole proprietor, or disregarded entity, see the instructions for Part I, later. For other entities, it is your employer identification number (EIN). If you do not have a number, see *How to get a TIN*, later.

Social security number

| | | | | | | | | | | |
|---|---|---|---|---|---|---|---|---|---|---|
| 6 | 7 | 2 | - | 2 | 2 | - | 4 | 4 | 0 | 9 |
|---|---|---|---|---|---|---|---|---|---|---|

or

Employer identification number

| | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|
| | | | | | | | | | | |
|--|--|--|--|--|--|--|--|--|--|--|

Note: If the account is in more than one name, see the instructions for line 1. Also see *What Name and Number To Give the Requester* for guidelines on whose number to enter.

Part II Certification

Under penalties of perjury, I certify that:

- The number shown on this form is my correct taxpayer identification number (or I am waiting for a number to be issued to me); and
- I am not subject to backup withholding because: (a) I am exempt from backup withholding, or (b) I have not been notified by the Internal Revenue Service (IRS) that I am subject to backup withholding as a result of a failure to report all interest or dividends, or (c) the IRS has notified me that I am no longer subject to backup withholding; and
- I am a U.S. citizen or other U.S. person (defined below); and
- The FATCA code(s) entered on this form (if any) indicating that I am exempt from FATCA reporting is correct.

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

Sign Here

Signature of U.S. person ▶

Hyacinth Marcia Harris

Date ▶

3. 25. 22

General Instructions

PRINT NAME:

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

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

Purpose of Form

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

- Form 1099-INT (interest earned or paid)

- Form 1099-DIV (dividends, including those from stocks or mutual funds)
 - Form 1099-MISC (various types of income, prizes, awards, or gross proceeds)
 - Form 1099-B (stock or mutual fund sales and certain other transactions by brokers)
 - Form 1099-S (proceeds from real estate transactions)
 - Form 1099-K (merchant card and third party network transactions)
 - Form 1098 (home mortgage interest), 1098-E (student loan interest), 1098-T (tuition)
 - Form 1099-C (canceled debt)
 - Form 1099-A (acquisition or abandonment of secured property)
- Use Form W-9 only if you are a U.S. person (including a resident alien), to provide your correct TIN.
- If you do not return Form W-9 to the requester with a TIN, you might be subject to backup withholding. See What is backup withholding, later.