



August 27, 2018

Margaret Wyatt
PO Box 525
Apex, NC 27502-0525

Subject: Pedestrian Improvements, Downtown
PIN # 0741-68-1765

Greetings,

I am writing on behalf of the Town of Apex to follow-up on previous letters to you and to make an offer of just compensation for the easement interests the Town is seeking.

As you recall, Apex needs the easement(s) so that improvements can be made for sidewalk and drainage. A segment or segments of the easements are planned to be located on your property. An easement is a right to use the property of another for a specified use. The Town is not seeking to acquire your whole property or any buildings or structures; the Town only needs to use a portion of your land.

Specifically, I am writing to make an offer for 598 square feet of Right of Way, 565 square feet of permanent slope easement and, 771 square feet of temporary construction easement, all as shown on the survey sheet(s) referenced below. The requested easement(s) is on the property identified by the Wake County Tax Office as PIN #0741-68-1765 referenced above. A deed of easement that would convey the easement(s) to the Town is enclosed for your review. Please review the survey and deed of easement and let me know of any questions you may have.

On behalf of the Town of Apex, I am authorized to offer you \$8,700.00 for the easement interests. The basis of the offer is shown on the attached summary statement which has the survey sheet(s) attached. I am happy to meet with you on your property to look at the easement location, to receive any information you may wish to present, and to address any questions or concerns you may have. Please note that after construction the easement areas will be graded smooth and seeded with grass where appropriate.

Please call me, Steve Adams, at 919-337-7395 to discuss this matter or to schedule a meeting. If the offer is agreeable and you do not have questions or concerns, please call me about signing the deed of easement and receiving payment. A notary public must witness and certify the signature(s). I am a notary, so I can notarize the signature(s).

In connection with paying you, I will need a 1099-S Data Form completed and signed for the person(s) receiving the money. As soon as I receive the signed and notarized Deed of Easement and the 1099-S Data Form, I will provide you a check for \$8,700.00.

Your prompt response would be greatly appreciated. Thank you for your cooperation in working with us to make this a successful project.

Sincerely,

A handwritten signature in blue ink, appearing to read "Steve Adams", with a long, sweeping flourish extending to the right.

Steve Adams
Real Estate & Public Utilities
Office: 919-249-3427
Mobile: 919-337-7395
Steve.adams@apexnc.org