



**OFFICIAL MINUTES OF THE OXFORD MAYOR AND COUNCIL
SPECIAL CALLED VOTING MEETING
MONDAY, APRIL 15, 2024 – 6:30 PM**

ELECTED OFFICIALS PRESENT:

David Eady – Mayor
George Holt – Councilmember
Laura McCanless – Councilmember
Mike Ready – Councilmember
Jim Windham – Councilmember
Erik Oliver – Councilmember
Jeff Wearing – Councilmember

APPOINTED/STAFF PRESENT:

Marcia Brooks – City Clerk/Treasurer
Bill Andrew – City Manager
Mark Anglin – Police Chief
Jody Reid – Supervisor of Utilities and
Maintenance
David Strickland – City Attorney

OTHERS PRESENT: Laura Gafnea (Oxford College).

1. The meeting was called to order by the Honorable David S. Eady, Mayor.

Laura McCanless made a motion to accept the agenda for the April 15, 2024 Mayor and Council Special Called Meeting. Mike Ready seconded the motion. The motion was approved unanimously (7/0). (Attachment A)

2. **Consideration of a Resolution to Relocate a Portion of Whatcoat Street**

Mayor Eady provided an overview of the proposed resolution.

Laura McCanless made a motion to approve the resolution. Mike Ready seconded the motion. The motion carried (5/2). Erik Oliver and Jim Windham voted nay.

3. **Consideration of a Resolution for the conveyance of land and property from the City of Oxford to the Oxford Downtown Development Authority for the purposes of redevelopment** (Attachment B)

Mayor Eady proposed that the City accept payment for rental of the Whatcoat Street building that is now due. The DDA would handle any expenses on the property in coordination with Oxford College with funds already in their bank account. He proposed that no funding should be included in the FY 2025 budget for the DDA.

Laura McCanless made a motion to convey the property as recommended. Mike Ready seconded the motion.

Discussion:

Erik Oliver asked why the pre-payment for the next leasing period is not going to the DDA. Mayor Eady stated that the DDA does not need the money because they already have funds available. They will also work out a lease agreement with Oxford College for lease of the building. The City needs the money in its operating budget. Mike Ready added that the DDA did not request any funds and it would be cleaner to put the rental payment in the City's account. The DDA will have a much clearer picture in twelve months of where things stand with redevelopment of the property.

The motion carried (5/2). Erik Oliver and Jim Windham voted nay.

4. Adjourn

Mike Ready made a motion to adjourn at 6:45 p.m. Laura McCanless seconded the motion. The motion was approved unanimously (7/0).

Respectfully Submitted,



Marcia Brooks
City Clerk/Treasurer

**Oxford Mayor and Council
Special Called Voting Meeting
Tuesday April 15, 2024 – 6:30 p.m.
Oxford City Hall
110 W. Clark Street – Oxford GA 30054
A G E N D A**

1. **Call to Order, Mayor David S. Eady**
2. **Motion to accept the Agenda for the April 15, 2024 Mayor and Council Special Called Meeting.**
3. **Consideration of a Resolution to Relocate a Portion of Whatcoat Street:** This relocation of the ROW is needed to form the 90-degree intersection angle with George Street and form the parameters of the new “Whatcoat Parcel.”
4. ***Consideration to Resolution for the conveyance of land and property from the City of Oxford to the Oxford Downtown Development Authority for the purposes of redevelopment:** This action will transfer the new Whatcoat Street parcel and the lease with the Whatcoat Street Building to the Oxford DDA. The Council would be authorizing the Mayor to sign the Warranty Deed as attached.
5. **Adjourn**

*Attachments

STATE OF GEORGIA
COUNTY OF NEWTON

RESOLUTION

A RESOLUTION BY THE CITY COUNCIL OF THE CITY OF OXFORD TO RELOCATE A PORTION OF WHATCOAT STREET WITHIN THE CITY OF OXFORD AND AMEND THE CITY OF OXFORD LISTING OF PUBLIC STREETS ACCORDINGLY; TO PROVIDE AN EFFECTIVE DATE; AND FOR OTHER PURPOSES.

WHEREAS, the Mayor and City Council of the City of Oxford, Georgia, (the “Council”), pursuant to OCGA Sec. 32-7-1, *et. Seq.*, and after due consideration of the matter, has determined that, by reason of the necessities of public needs, and the rules and requirements of the Georgia Department of Transportation pertaining to the maintenance of public roads and ways, it is necessary for the City, to relocate and realign a portion of Whatcoat Street, as more fully and accurately depicted on Parcel Creation Survey for City of Oxford by Robert O. Jordan, Ga. RLS No. 2902, dated April 10, 2024 (Portion of Newton County Map/Parcel X010 027), and further shown on the attached **Exhibit “A”**.

WHEREAS, upon said relocation and realignment, title to the portion of Whatcoat Street closed as a public street and way, shall be retained as fee-owned realty of the City of Oxford, Georgia, (the “City”), having been deeded to the City in its Charter, by Act of the General Assembly in 1839, all as more fully shown and identified on the attached **Exhibit “A”**.

WHEREAS, City is the only property owner with realty adjacent to the portion of Whatcoat Street being abandoned as a section of the street system of the City.

NOW THEREFORE, be it resolved by the Council that the depicted segment of Whatcoat Street being 50’ in width at the point of intersection with the right-of-way of George Street, is opened to the public as a public street and way and that, there being no substantial public purpose served by retaining the former portion as a section of the street system of the City, the former portion contained within that 0.46 acre more fully shown and identified on the attached **Exhibit “A”** is closed as a public street and way, but is retained as fee-owned realty of the City, having been conveyed to the City in its Charter in 1839, all as

Section 2. Severability

If any section, sentence, clause or phrase of this Resolution is for any reason held to be invalid or unconstitutional by a decision of any court of competent jurisdiction, such decision shall not affect the validity of the remaining portions of this Resolution, and such remainder shall remain in full force and effect.

Section 3. Effective Date

This Resolution shall become effective immediately upon passage.

SO RESOLVED this 15th day of April, 2024.

CITY OF OXFORD

David S. Eady, Mayor

James H. Windham, Council Member

Erik Oliver, Council Member

George R. Holt, Council Member

Laura McCanless, Council Member

Michael Ready, Council Member

Jeff Wearing, Council Member

ATTEST:

Marcia Brooks, City Clerk

{The Seal of the City of Oxford, Georgia}

APPROVED AS TO FORM:

C. David Strickland, City Attorney

[illegible]

STATE OF GEORGIA
COUNTY OF NEWTON

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Laura McCanless, Council Member

Michael Ready, Council Member

Jeff Wearing, Council Member

ATTEST:

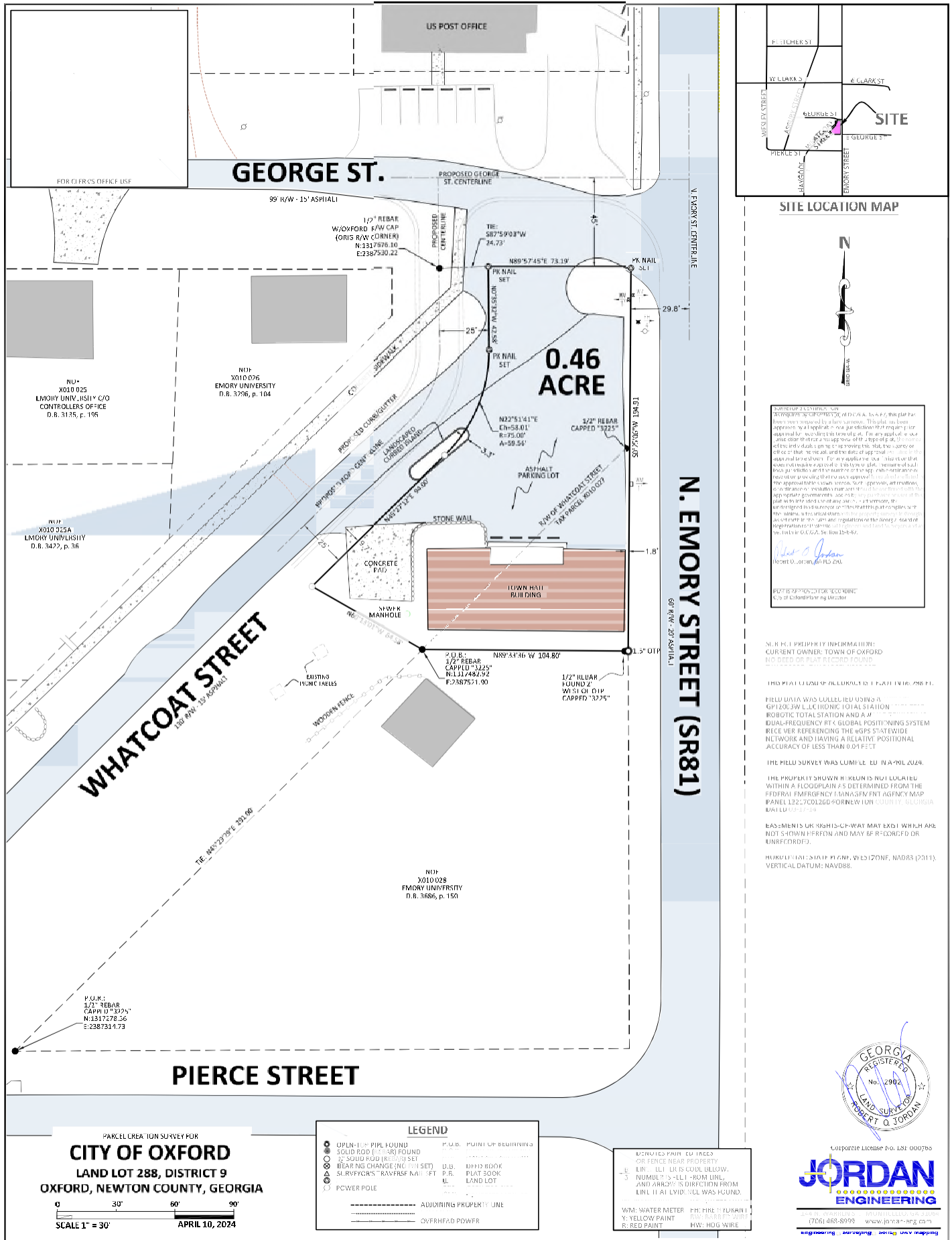
Marcia Brooks, City Clerk

{The Seal of the City of Oxford, Georgia}

APPROVED AS TO FORM:

C. David Strickland, City Attorney

Exhibit "A"



STATE OF GEORGIA
COUNTY OF NEWTON

RESOLUTION

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NOW THEREFORE, be it resolved by the Council that the depicted segment of Whatcoat Street is opened to the public as a public street and way and the former portion is closed as a public street and way, but is retained as fee-owned realty of the City, having been conveyed to the City in its Charter in 1839, all as more fully shown and identified on the attached **Exhibit “A”**

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Jeff Wearing, Council Member

ATTEST:

Marcia Brooks, City Clerk

{The Seal of the City of Oxford, Georgia}

APPROVED AS TO FORM:

C. David Strickland, City Attorney

PARCEL CREATION SURVEY FOR
CITY OF OXFORD
LAND LOT 288, DISTRICT 9
OXFORD, NEWTON COUNTY, GEORGIA

SCALE 1" = 30'
APRIL 10, 2024

LEGEND

- OPEN-TOP PIPE FOUND
- SOLID ROD (REBAR) FOUND
- 1/2" SOLID ROD (REBAR) SET
- BEARING CHANGE (NO PIN SET)
- SURVEYOR'S TRANSVERSE NAIL SET
- SURVEYOR'S PK NAIL SET
- POWER POLE
- ADJOINING PROPERTY LINE
- EASEMENT
- OVERHEAD POWER
- P.O.B. POINT OF BEGINNING
- P.O.R. POINT OF REFERENCE
- NOF NOW OR FORMERLY
- D.B. DEED BOOK
- P.B. PLAT BOOK
- IL LAND LOT
- OTP OPEN-TOP PIPE
- CMF CONCRETE MON. FD
- WM: WATER METER
- Y: YELLOW PAINT
- R: RED PAINT
- PP: POWER POLE
- WM: WATER METER
- Y: YELLOW PAINT
- R: RED PAINT
- WV: WATER VALVE
- HH: FIRE HYDRANT
- SW: BARBED WIRE
- HW: HOG WIRE

SURVEYOR'S CERTIFICATION
As required by subsection (b) of O.C.G.A. 15-6-67, this plat has been prepared by a land surveyor. This plat has been approved by all applicable local jurisdictions that require prior approval for recording this type of plat. For any applicable local jurisdiction that requires approval of this type of plat, the names of the individuals signing or approving this plat, the agency or office of that individual, and the date of approval are listed in the approval table shown. For any applicable local jurisdiction that does not require approval of this type of plat, the name of such local jurisdiction and the number of the applicable ordinance or resolution providing that no such approval is required are listed in the approval table shown hereon. Such approvals, affirmations, or ordinariness or resolutions numbers should be confirmed with the appropriate governmental bodies by any purchaser or user of this plat as intended use of any plat. Furthermore, the undersigned land surveyor certifies that this plat complies with the minimum technical standards for property surveys in Georgia as set forth in the rules and regulations of the Georgia Board of Registration for Professional Engineers and Land Surveyors and as set forth in O.C.G.A. Section 15-6-7.

PLAT IS APPROVED FOR RECORDING
City of Oxford Planning Director

SUBJECT PROPERTY INFORMATION:
CURRENT OWNER: TOWN OF OXFORD
NO DEED OR PLAT RECORD FOUND
TAX RECORD: TAX PARCEL X010 027

THIS PLAT CLOSURE ACCURACY IS 1 FOOT IN 66,289 FT.

FIELD DATA WAS COLLECTED USING A TOPCON GPT2003W ELECTRONIC TOTAL STATION, HIC 15172, ROBOTIC TOTAL STATION AND A JAVAD H1UMPH-LS DUAL-FREQUENCY RTK GLOBAL POSITIONING SYSTEM RECEIVER REFERRING THE eGPS STATEWIDE NETWORK AND HAVING A RELATIVE POSITIONAL ACCURACY OF LESS THAN 0.04 FEET.

THE FIELD SURVEY WAS COMPLETED IN APRIL 2024.

THE PROPERTY SHOWN HEREON IS NOT LOCATED WITHIN A FLOODPLAIN AS DETERMINED FROM THE FEDERAL FLOODING MANAGEMENT AGENCY MAP PANEL 13217C0126D FOR NEWTON COUNTY, GEORGIA DATED 03-17-14.

EASEMENTS OR RIGHTS-OF-WAY MAY EXIST WHICH ARE NOT SHOWN HEREON AND MAY BE RECORDED OR UNRECORDED.

HORIZONTAL: STATE PLANE, WEST ZONE, NAD83 (2011).
VERTICAL: DATUM: NAVD83.

GEORGIA REGISTERED LAND SURVEYOR
No. 2962
ROBERT Q. JORDAN

Corporate License No. LSF 000768

JORDAN ENGINEERING
144 N. WARREN ST. MONTICELLO, GA 31064
(706) 468-8999 www.jordan-eng.com
Engineering • Surveying • Soils • UAV Mapping

CONCEPT 1

DESCRIPTION

Whatcoat St. is reconfigured to meet West George St. with a "T" intersection. This allows for more efficient vehicular and pedestrian flow and also provides a much more functional "block" for new development along Emory St.

A new drive connecting Whatcoat St. and Emory St. is proposed to the south of the study area (requiring the existing Whatcoat Building to be demolished). This drive provides vehicular and pedestrian access, parking, and service access.

The proposed building is designed to appear as two separate structures while functionally operating as a single building with a shared elevator and stair and a conditioned connector.

The southern portion of the building, oriented to the new drive, handles service and deliveries.

PHASE 1

New Building:	12,700 sf.
North Wing:	7,200 sf.
- Over two floors	
Connector:	800 sf.
- Over two floors	
South Wing:	4,700 sf.
- Over two floors	

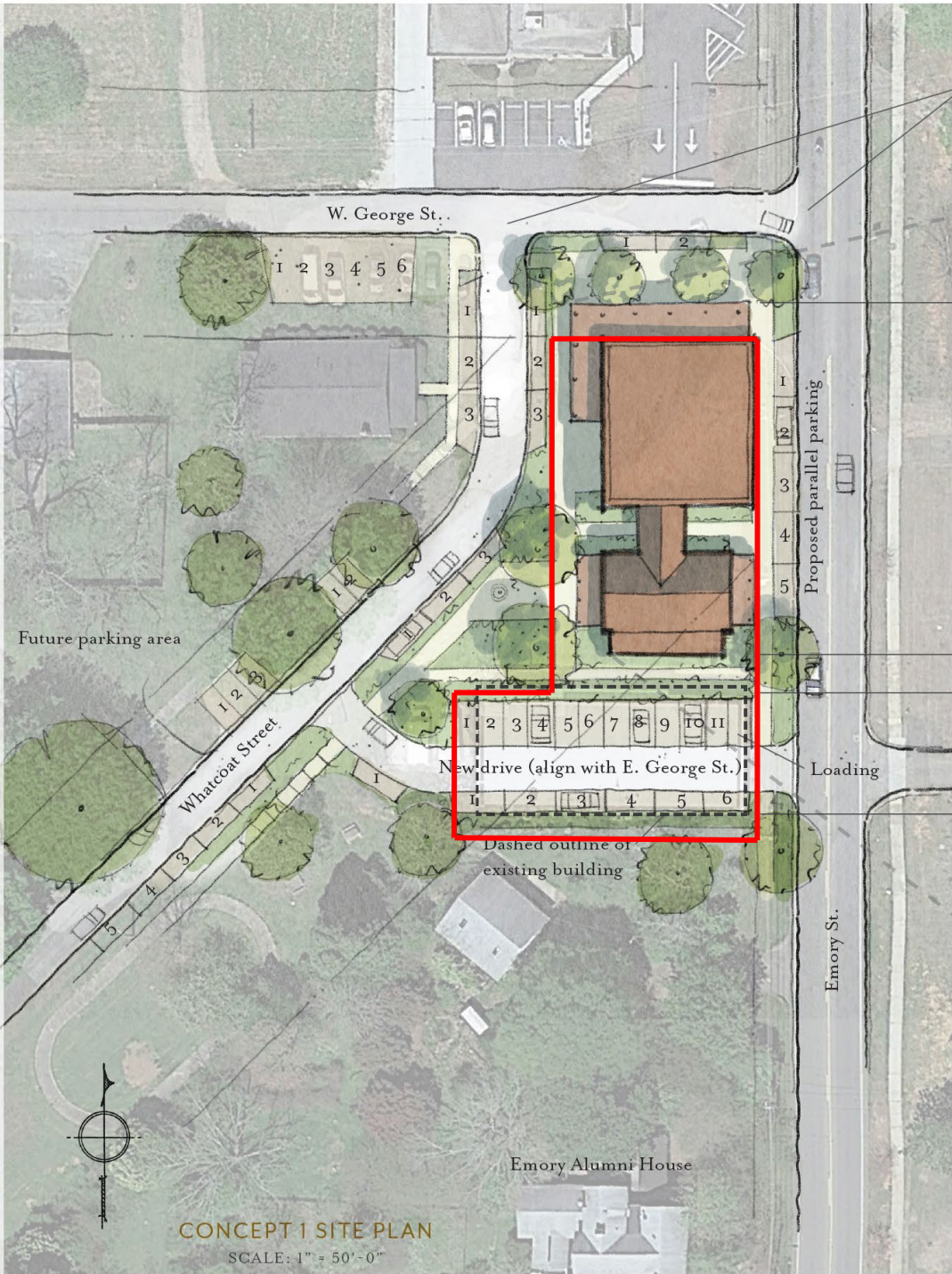
PHASE 2

Existing Building:	Demo
New Drive:	-

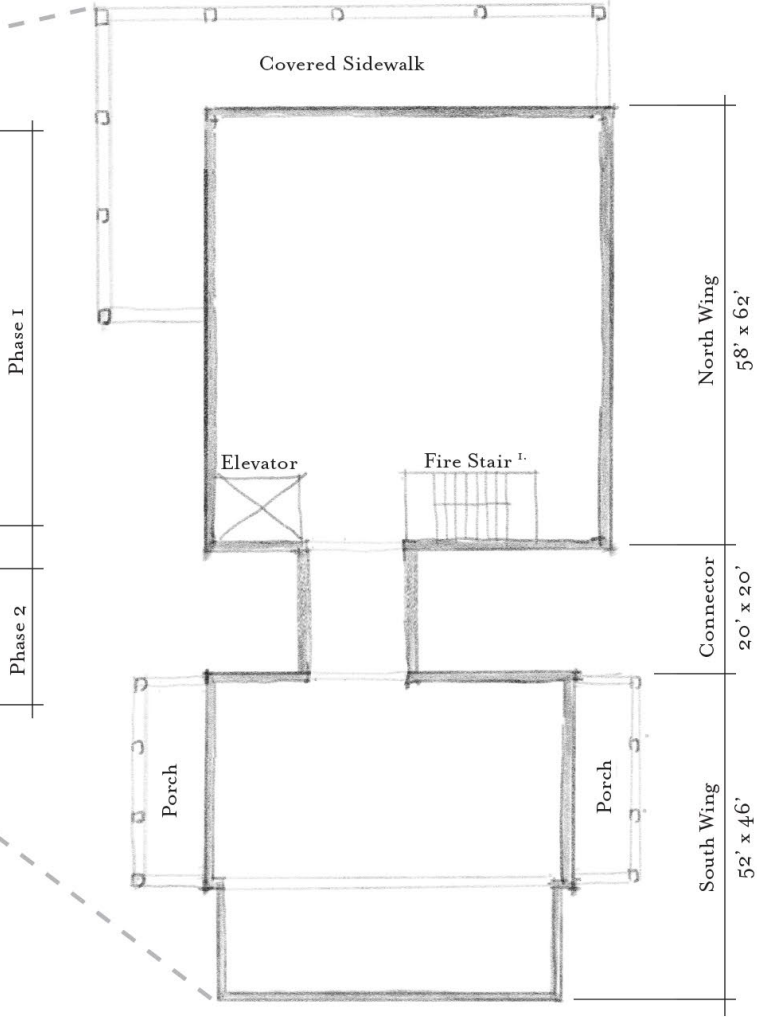
TOTALS

Buildings:	12,700 sf.
Parking:	50 spaces shown
Equivalent to 3.9 spaces per 1,000 sf of net square footage (80% of gross).	

July 2022



New alignment of Whatcoat St.,
W. George St., and Emory St.



- Note:
1. Only one fire stair may be needed, but further study is required depending on interior layout and use.
 2. First and second floor footprints are similar.
 3. Floors may be subdivided into multiple tenants as needed.

CONCEPT 1 FLOOR PLAN

SCALE: 1" = 20'-0"

CONCEPT 1 SITE PLAN

SCALE: 1" = 50'-0"

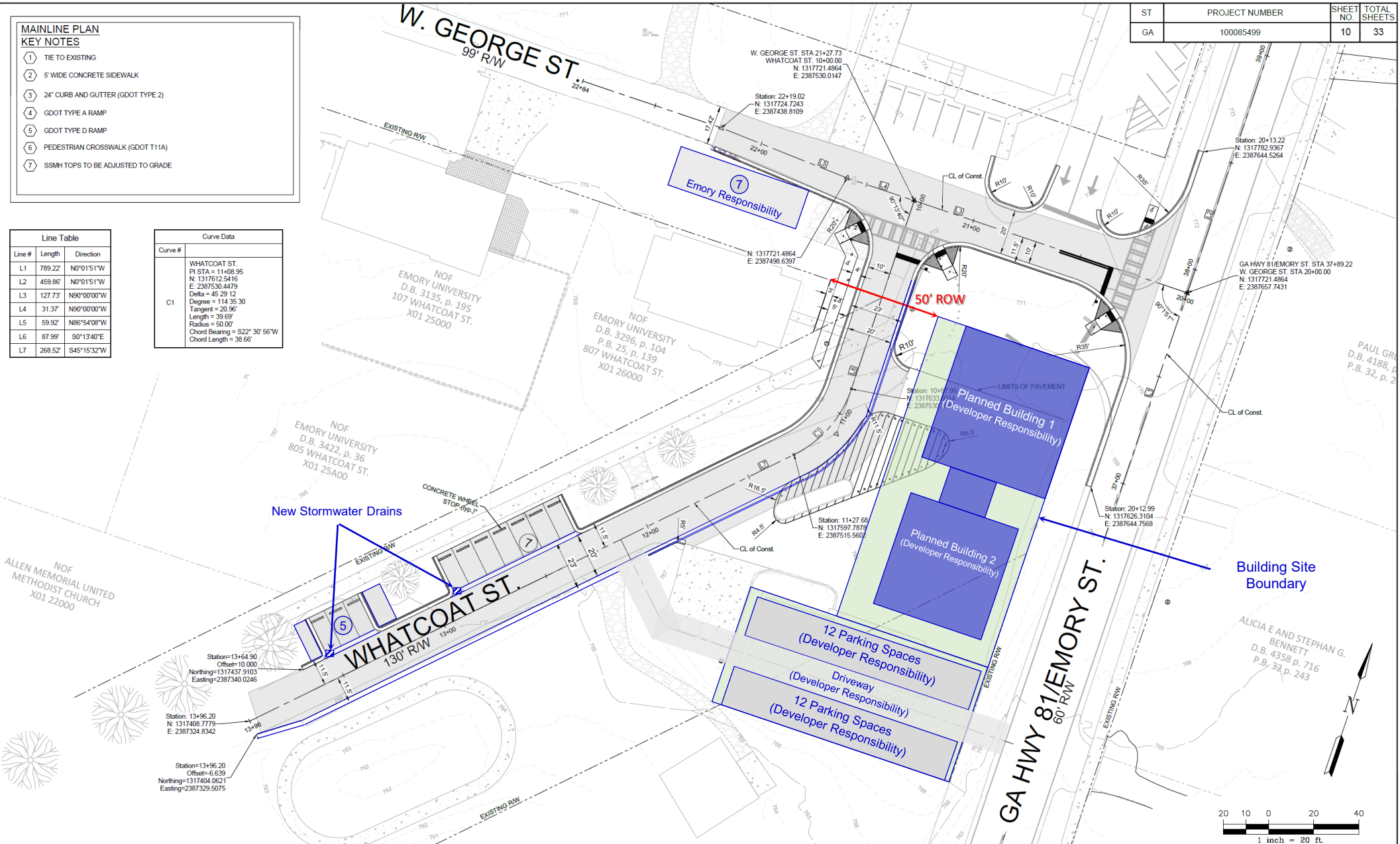
MAINLINE PLAN

KEY NOTES

- 1 TIE TO EXISTING
- 2 5' WIDE CONCRETE SIDEWALK
- 3 24" CURB AND GUTTER (GDOT TYPE 2)
- 4 GDOT TYPE A RAMP
- 5 GDOT TYPE D RAMP
- 6 PEDESTRIAN CROSSWALK (GDOT T11A)
- 7 SSMH TOPS TO BE ADJUSTED TO GRADE

Line Table		
Line #	Length	Direction
L1	789.22'	N0°01'51"W
L2	459.86'	N0°01'51"W
L3	127.73'	N90°00'00"W
L4	31.37'	N90°00'00"W
L5	59.92'	N86°54'08"W
L6	87.99'	S0°13'40"E
L7	268.52'	S45°15'32"W

Curve Data	
Curve #	
C1	WHATCOAT ST. PI STA = 11+08.95 N: 1317612.5416 E: 2387530.4479 Delta = 45°29'12" Degree = 114°35'30" Tangent = 20.96' Length = 39.69' Radius = 50.00' Chord Bearing = S22°30'56"W Chord Length = 38.66'



MAINLINE PLAN LEGEND

- ASPHALT PAVING LIMITS
- CONCRETE SIDEWALK



Atkins North America, Inc.
1600 RiverEdge Parkway NW, Ste. 700
Atlanta, GA 30328
Tel: (770)953-6030

Certificate of Authorization IPEF000992
Expiration Date 06/30/2024

NOT VALID FOR CONSTRUCTION
UNLESS SIGNED IN THIS BLOCK

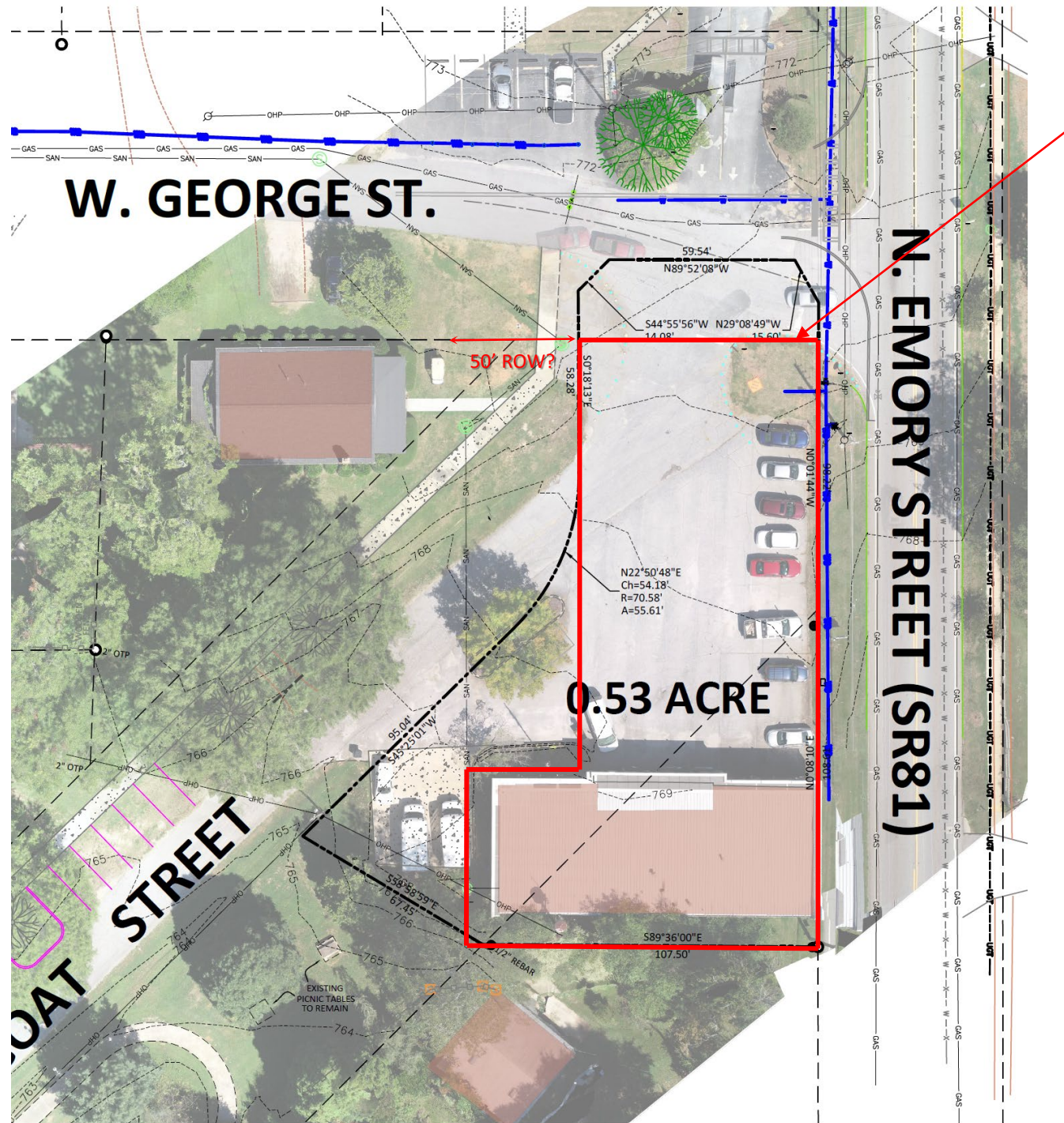
REVISION DATES

REVISION DATES

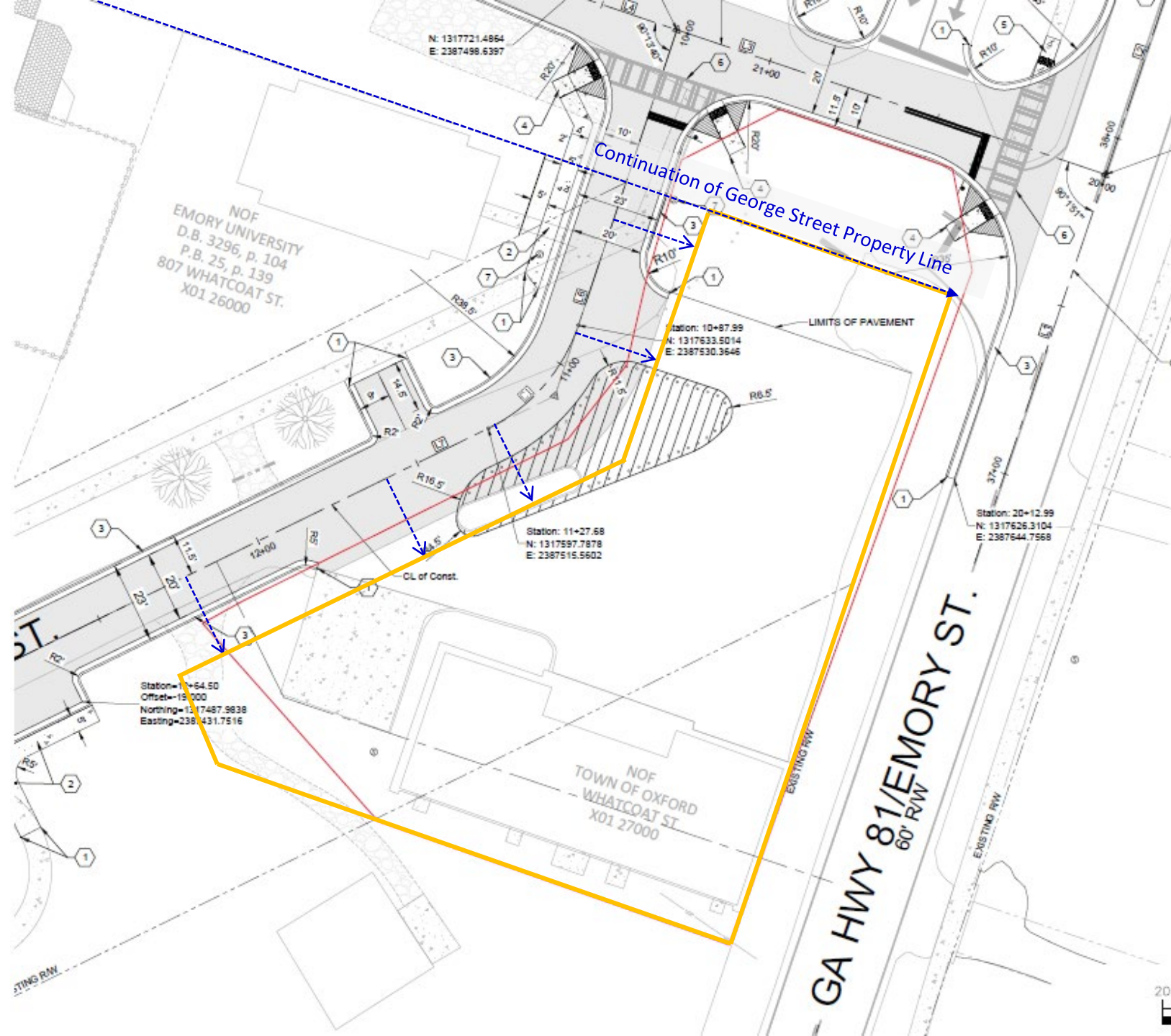
CITY OF OXFORD, GEORGIA

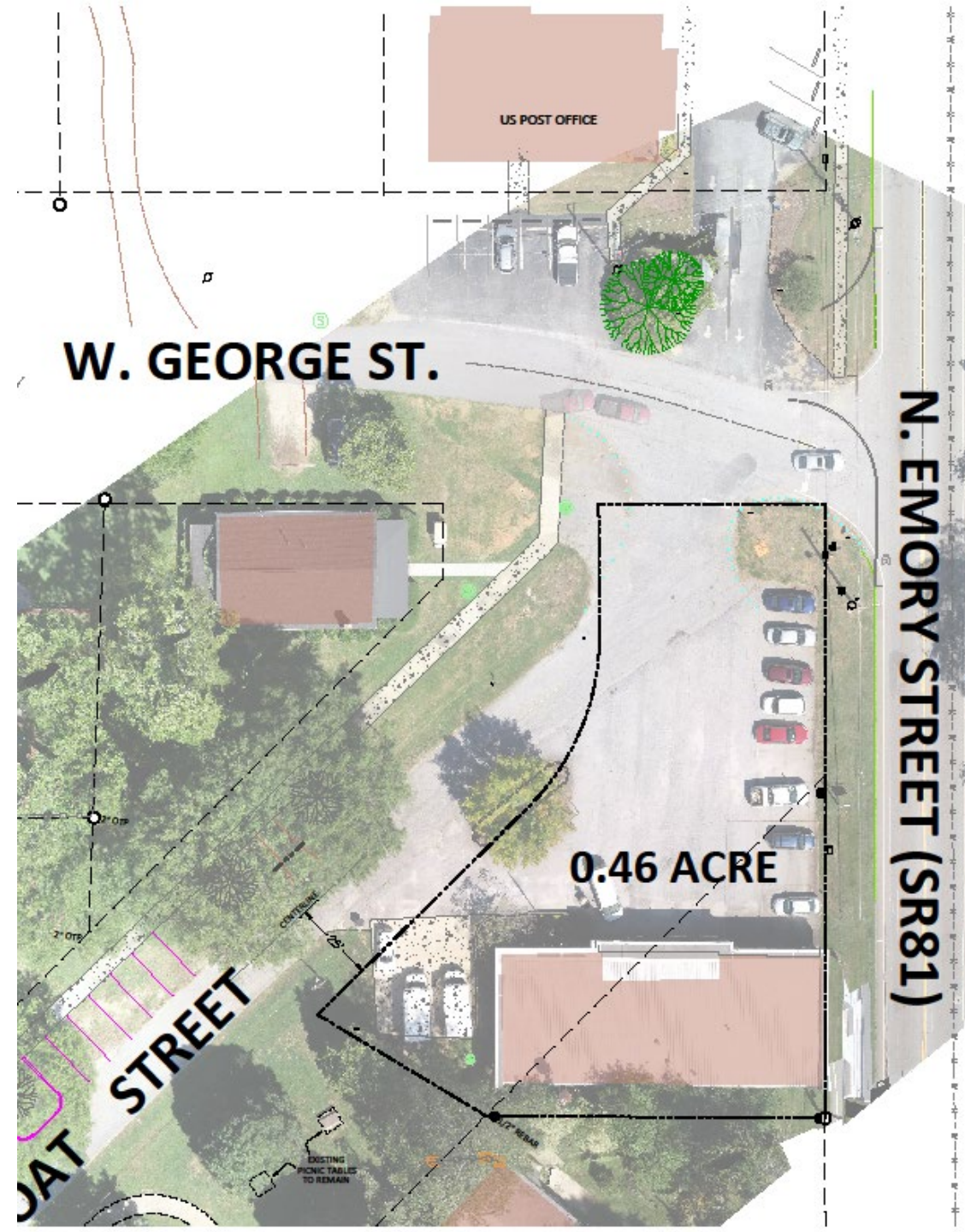
WHATCOAT STREET
10/16/2023 ALTERNATE CONCEPT
MAINLINE PLAN

CHECKED:	DATE:	DRAWING NO.
BACKCHECKED:	DATE:	
CORRECTED:	DATE:	
VERIFIED:	DATE:	13-01



Property Line
(north end)





US POST OFFICE

W. GEORGE ST.

N. EMORY STREET (SR81)

0.46 ACRE

OAT STREET

EXISTING
PICNIC TABLES
TO REMAIN

**RESOLUTION OF THE MAYOR AND COUNCIL
OF THE
CITY OF OXFORD, GEORGIA**

WHEREAS, the **City of Oxford**, (the “City”), pursuant to O.C.G.A. 36-35-3 known as the “Home Rule for Municipalities”, and O.C.G.A. §36-37-6(e)(2)(D), is authorized to accept real or personal property and also to convey real or personal property to other government authorities or agencies for public purposes, including **The Downtown Development Authority of Oxford, Georgia, a Georgia body corporate and politic**, and

WHEREAS, after due deliberation, The Mayor and City Council of the City of Oxford, Georgia, (the “Council”), has determined that, by reason of the necessities of public needs, it is necessary for the City, to convey full fee simple title for following-described parcel to **The Downtown Development Authority of Oxford, Georgia**, for its use and development. The real property lying within the City of Oxford, Newton County, Georgia, and more particularly described in Parcel Creation Survey for City of Oxford by Robert O. Jordan, Ga. RLS No. 2902, dated April 10, 2024 (Portion of Newton County Map/Parcel X010 027), and further shown on the attached **Exhibit “A”**. The legal description to the same is attached hereto and incorporated herein as **Exhibit “B”**.

NOW, THEREFORE, BE IT RESOLVED, that in consideration of the premises the City does hereby convey full fee simple title to said property. The Council does further direct the Mayor and City Clerk to convey the same by Warranty Deed, the same property to **The Downtown Development Authority of Oxford, Georgia**, pursuant to the rules and requirements of the same.

SO RESOLVED this 15th day of April, 2024.

CITY OF OXFORD

David S. Eady, Mayor

James H. Windham, Council Member

Erik Oliver, Council Member

George R. Holt, Council Member

Laura McCanless, Council Member

Michael Ready, Council Member

Jeff Wearing, Council Member

ATTEST:

Marcia Brooks, City Clerk

{The Seal of the City of Oxford, Georgia}

APPROVED AS TO FORM:

C. David Strickland, City Attorney

Exhibit "A"

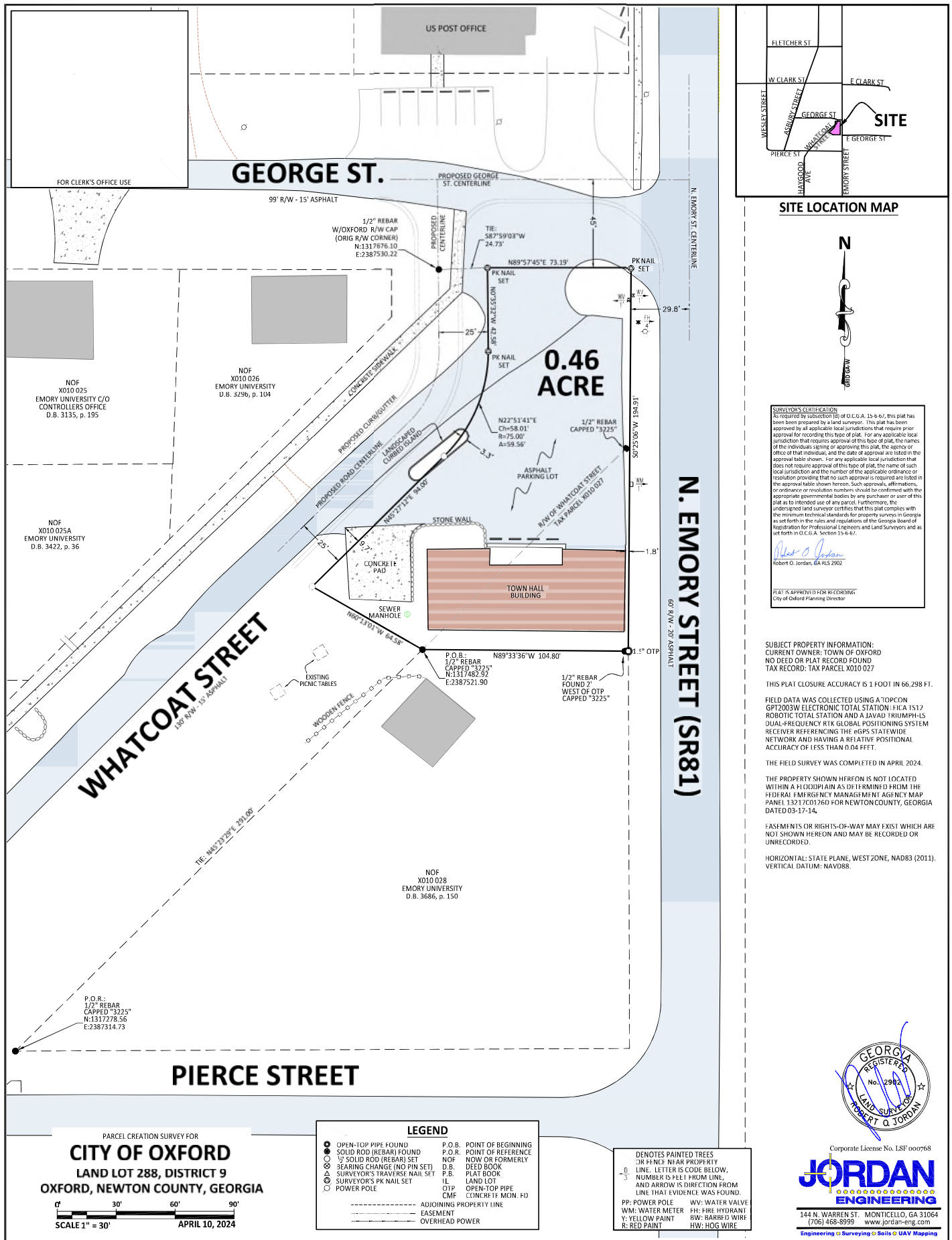


Exhibit "B"

ALL THAT TRACT OR PARCEL OF LAND lying and being in the City of Oxford, Land Lot 288 of the 9th Land District of Newton County, Georgia, containing 0.46 acre, shown on a plat prepared for The City of Oxford by Robert O. Jordan, Georgia RLS 2902, dated April 10, 2024, and being more particularly described as follows:

From the POINT OF REFERENCE, which is a ½" rebar found capped "RLS 3225" at the intersection of the northern right-of-way line of Pierce Street with the southeastern right-of-way line of Whatcoat Street having Georgia state plane, west zone, NAD83(2011) coordinates in US survey feet of north 1317278.56 and east 2387314.73, travel N45°23'29"E 291.00 feet to a ½" rebar found capped "RLS 3225" on the southeasterly right-of-way of Whatcoat Street (130' RW) having Georgia state plane, west zone NAD83(2011) coordinates in US survey feet of north 1317482.92 and east 2387521.90, said point being on the line dividing the property now or formerly owned by the City of Oxford and the property now or formerly owned by Emory University, which is the POINT OF BEGINNING.

From the POINT OF BEGINNING, leaving said southeasterly right-of-way of Whatcoat Street, travel N60°13'01"W 64.58 feet to a ½" rebar; thence N45°27'12"E 94.00 feet to an ½" rebar in a landscaped island; thence on a westward-curving arc having a chord N22°51'41"E, a chord distance of 58.01 feet, a radius of 75.00 feet, and an arc length of 59.56 feet to a PK Nail set; thence N0°35'32"W 42.58 feet to a PK Nail set on the southerly right-of-way line of George Street (99' R/W); thence N89°57'45"E 73.19 feet to a PK Nail set at the intersection of the west right-of-way line of N. Emory Street and southerly right-of-way line of George Street; thence along said right-of-way line of N. Emory Street S0°25'06"W 194.91 feet to a 1.5" open-top pipe, said point being on the line dividing the property now or formerly owned by the City of Oxford and the property now or formerly owned by Emory University; thence N89°33'36"W 104.80 feet the POINT OF BEGINNING.

A copy of said Parcel Creation Survey for City of Oxford by Robert O. Jordan, Georgia RLS 2902, dated April 10, 2024, (Portion of Newton County Map/Parcel X010 027), is attached hereto and incorporated herein as Exhibit "B".

The above-described property is conveyed subject to, and together with, an existing lease between Grantor and Emory University as the tenant, said lease being executed on or about April 26, 2021.

For Information Purposes Only: Portion of Newton County Map/Parcel X010 027.

After recording, please return to:

C. David Strickland, PC
Strickland & Strickland, LLP
PO Box 70
Covington, GA 30015-0070

For Information Purposes Only:
Portion of Newton County Map/Parcel X010 027.

Space Above This Line for Recorder's Use

STATE OF GEORGIA

COUNTY OF NEWTON

WARRANTY DEED

THIS INDENTURE is made this 15th day of April, 2024, by and among **THE CITY OF OXFORD, GEORGIA, a Georgia municipal corporation, by and through its Mayor and Council** (hereinafter referred to as "**Grantor**"), and **THE DOWNTOWN DEVELOPMENT AUTHORITY OF OXFORD, GEORGIA, a Georgia body corporate and politic**, (hereinafter "**Grantee**"). The words "Grantor" and "Grantee" include the neuter, masculine and feminine genders, and the singular and the plural, and their respective heirs, successors and assigns where the context hereof requires or permits.

W I T N E S S E T H :

FOR AND IN CONSIDERATION of the sum of Ten Dollars (\$10.00) in hand paid to Grantor by Grantee at and before the execution, sealing and delivery hereof, and other good and valuable consideration, the receipt and sufficiency of which are hereby acknowledged, Grantor has granted, bargained, sold, aliened, conveyed and confirmed, and by these presents does grant, bargain, sell, alien, convey and confirm unto Grantee, and the heirs, successors, legal representatives and assigns of Grantee, all that tract or tracts or parcel or parcels of land as more particularly described on **Exhibits "A" and "B"**, both attached hereto and incorporated herein by reference.

TO HAVE AND TO HOLD said tracts or parcels of land, together with any and all of 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; and

GRANTOR SHALL WARRANT and forever defend the right and title to said tract or parcel of land unto Grantee, and the heirs, successors, legal representatives and assigns of Grantee, against the claims of all persons whomsoever.

IN WITNESS WHEREOF, Grantor has duly executed and sealed this indenture, and delivered this indenture to Grantee, all the day and year first written above.

GRANTOR:

Signed, sealed and delivered
in the presence of:

THE CITY OF OXFORD, GEORGIA

Unofficial Witness

By: _____
David S. Eady, Mayor

Notary Public

Attest: _____
Marcia Brooks, CMC, City Clerk

My Commission Expires:

{Oxford City Seal}

(NOTARIAL SEAL)

EXHIBIT "A"

ALL THAT TRACT OR PARCEL OF LAND lying and being in the City of Oxford, Land Lot 288 of the 9th Land District of Newton County, Georgia, containing 0.46 acre, shown on a plat prepared for The City of Oxford by Robert O. Jordan, Georgia RLS 2902, dated April 10, 2024, and being more particularly described as follows:

From the POINT OF REFERENCE, which is a 1/2" rebar found capped "RLS 3225" at the intersection of the northern right-of-way line of Pierce Street with the southeastern right-of-way line of Whatcoat Street having Georgia state plane, west zone, NAD83(2011) coordinates in US survey feet of north 1317278.56 and east 2387314.73, travel N45°23'29"E 291.00 feet to a 1/2" rebar found capped "RLS 3225" on the southeasterly right-of-way of Whatcoat Street (130' RW) having Georgia state plane, west zone NAD83(2011) coordinates in US survey feet of north 1317482.92 and east 2387521.90, said point being on the line dividing the property now or formerly owned by the City of Oxford and the property now or formerly owned by Emory University, which is the POINT OF BEGINNING.

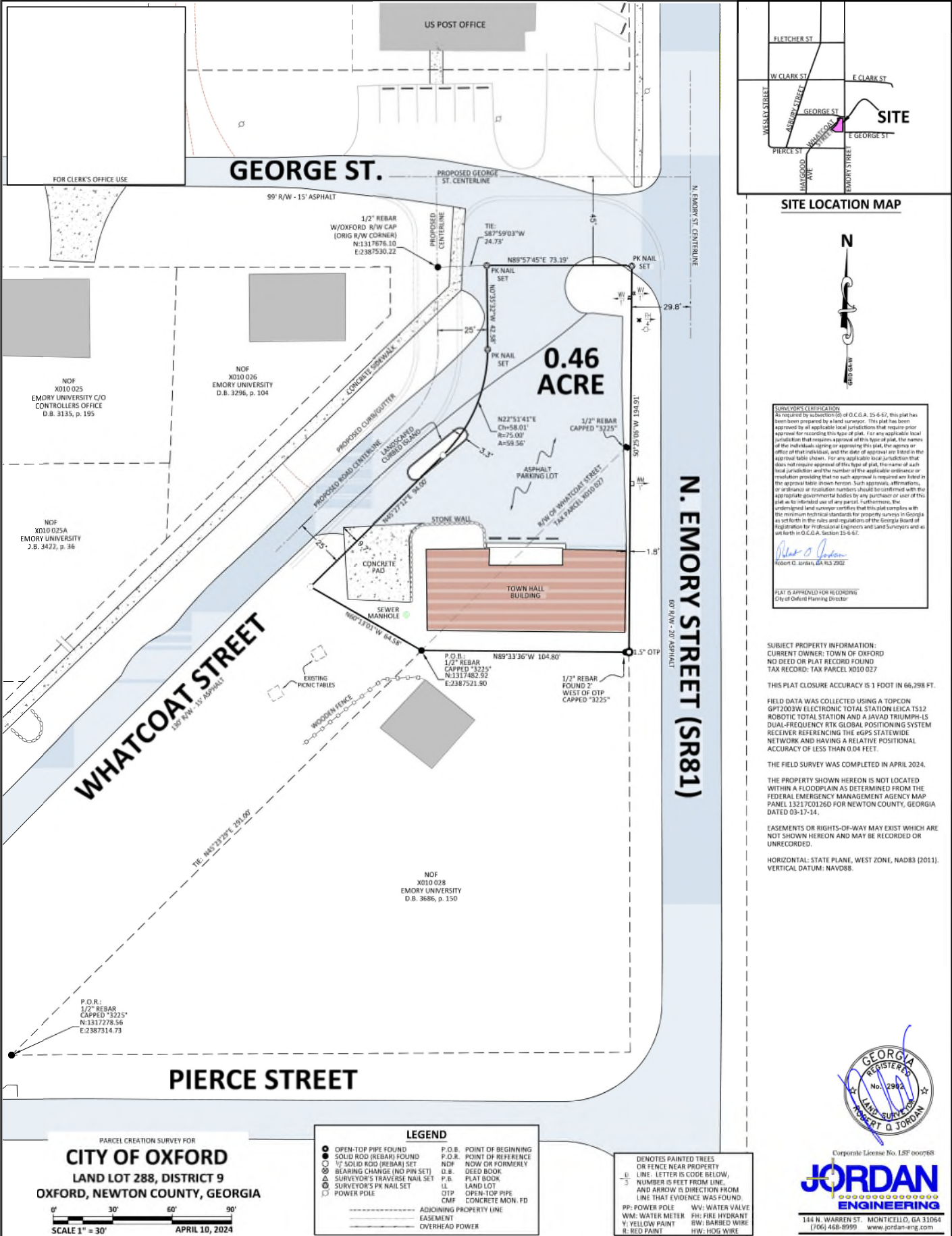
From the POINT OF BEGINNING, leaving said southeasterly right-of-way of Whatcoat Street, travel N60°13'01"W 64.58 feet to a 1/2" rebar; thence N45°27'12"E 94.00 feet to an 1/2" rebar in a landscaped island; thence on a westward-curving arc having a chord N22°51'41"E, a chord distance of 58.01 feet, a radius of 75.00 feet, and an arc length of 59.56 feet to a PK Nail set; thence N0°35'32"W 42.58 feet to a PK Nail set on the southerly right-of-way line of George Street (99' R/W); thence N89°57'45"E 73.19 feet to a PK Nail set at the intersection of the west right-of-way line of N. Emory Street and southerly right-of-way line of George Street; thence along said right-of-way line of N. Emory Street S0°25'06"W 194.91 feet to a 1.5" open-top pipe, said point being on the line dividing the property now or formerly owned by the City of Oxford and the property now or formerly owned by Emory University; thence N89°33'36"W 104.80 feet the POINT OF BEGINNING.

A copy of said Parcel Creation Survey for City of Oxford by Robert O. Jordan, Georgia RLS 2902, dated April 10, 2024, (Portion of Newton County Map/Parcel X010 027), is attached hereto and incorporated herein as Exhibit "B".

The above-described property is conveyed subject to, and together with, an existing lease between Grantor and Emory University as the tenant, said lease being executed on or about April 26, 2021.

For Information Purposes Only: Portion of Newton County Map/Parcel X010 027.

Exhibit "B"



SITE LOCATION MAP



SURVEYOR'S CERTIFICATION

As required by subsection 15-6-67 of O.C.G.A. 15-6-67, this plat has been prepared by a land surveyor. This plat has been approved by all applicable local jurisdictions that require prior approval for recording this type of plat. For any applicable local jurisdiction that requires approval of this type of plat, the names of the individuals signing or approving this plat, the agency or office of that individual, and the date of approval are listed in the approved table shown. For any applicable local jurisdiction that does not require approval of this type of plat, the name of such local jurisdiction and the number of the applicable ordinance or resolution providing that no such approval is required are listed in the approved table shown herein. Such approvals, affirmations, or affirmances or resolutions numbers should be confirmed with the appropriate governmental bodies by any purchaser or user of this plat as to intended use of any parcel. Furthermore, the undersigned land surveyor certifies that this plat complies with the minimum technical standards for property surveys in Georgia as set forth in the rules and regulations of the Georgia Board of Registration for Professional Engineers and Land Surveyors and as set forth in O.C.G.A. Section 15-6-67.

Robert Q. Jordan
Robert Q. Jordan, GA RLS 2902

PLAT IS APPROVED FOR RECORDING
City of Oxford Planning Director

SUBJECT PROPERTY INFORMATION:
CURRENT OWNER: TOWN OF OXFORD
NO DEED OR PLAT RECORD FOUND
TAX RECORD: TAX PARCEL X010 027

THIS PLAT CLOSURE ACCURACY IS 1 FOOT IN 66,298 FT.

FIELD DATA WAS COLLECTED USING A TOPCON GPT2003W ELECTRONIC TOTAL STATION LEICA TS12 ROBOTIC TOTAL STATION AND A JAVAD TRIUMPH-L5 DUAL-FREQUENCY RTK GLOBAL POSITIONING SYSTEM RECEIVER REFERRING THE eGPS STATEWIDE NETWORK AND HAVING A RELATIVE POSITIONAL ACCURACY OF LESS THAN 0.04 FEET.

THE FIELD SURVEY WAS COMPLETED IN APRIL 2024.

THE PROPERTY SHOWN HEREON IS NOT LOCATED WITHIN A FLOODPLAIN AS DETERMINED FROM THE FEDERAL EMERGENCY MANAGEMENT AGENCY MAP PANEL 13217C0126D FOR NEWTON COUNTY, GEORGIA DATED 03-17-14.

EASEMENTS OR RIGHTS-OF-WAY MAY EXIST WHICH ARE NOT SHOWN HEREON AND MAY BE RECORDED OR UNRECORDED.

HORIZONTAL: STATE PLANE, WEST ZONE, NAD83 (2011).
VERTICAL DATUM: NAVD88.