

**RESOLUTION  
OF THE BOARD OF GOVERNORS  
OF THE GEO. L. SMITH II  
GEORGIA WORLD CONGRESS CENTER AUTHORITY**

**WHEREAS**, the Geo. L. Smith II Georgia World Congress Center Authority (the “Authority”) operates the convention and tradeshow facility known as the Georgia World Congress Center, the multipurpose domed stadium facility known as the Georgia Dome, and other facilities (“Project”); and

**WHEREAS**, pursuant to O.C.G.A. § 10-9-4(a), the general public purpose of the Authority is to acquire, construct, equip, maintain, and operate the Project, including but not limited to the Georgia World Congress Center, the Georgia Dome, and other facilities, in whole or in part, directly or under contract with the Department of Economic Development (“Department”) or others, and to engage in such other activities as the Authority deems appropriate to promote trade shows, conventions, and political, musical, educational, entertainment, recreational, athletic, or other events and related tourism within the state so as to promote the use of the Project and the use of the industrial, agricultural, educational, historical, cultural, recreational, commercial, and natural resources of the State of Georgia by those using the Project or visiting the state or who may use the Project or visit this state; and

**WHEREAS**, pursuant to O.C.G.A. § 10-9-15(a), the Authority is required to operate the Project so as to ensure its maximum use, and in connection with and incident to the operation of the Project the Authority may engage in such activities as it deems appropriate to promote trade shows, conventions, and tourism within the state so as to promote the use of the Project and the use of the industrial, agricultural, educational, historical, cultural, recreational, and natural resources of the State of Georgia by those using or visiting the Project; and

**WHEREAS**, the Georgia General Assembly passed legislation essentially authorizing the extension of the designated hotel and motel taxes (“H/MT”) with such H/MT proceeds required to be used to fund a successor facility to the Georgia Dome on the condition that the Authority enters into a long-term agreement with a National Football League (“NFL”) franchise to play its home games in such successor facility; and

**WHEREAS**, the Atlanta Football Club, LLC, owner of the franchise known as the “Atlanta Falcons” (the “Team”), has determined that it is in the best interests of the Team and its fans for the Team’s home field to be relocated to a new multi-purpose stadium (the “New Stadium Project” or “NSP”) to be located and constructed on land that will ultimately be under the control of the Authority; and

**WHEREAS**, the Authority has determined that the funding of the NSP with the proceeds of the H/MT as a successor facility to the Georgia Dome is in the best interests of the citizens of the State of Georgia and is consistent with its statutory public purpose; and

**WHEREAS**, pursuant to that certain Project Development Agreement (“PDA”) and that certain Stadium Licensing and Management Agreement (“License Agreement”), both by and among the Geo. L. Smith II Georgia World Congress Center Authority, the Atlanta Falcons Stadium Company, LLC, and the Atlanta Falcons Football Club, LLC, the Atlanta Falcons Stadium Company, LLC (“StadCo”) will be obligated to design, develop, and construct the NSP, and to operate the NSP for an initial period of thirty (30) years with the option of two five (5) year extensions; and

**WHEREAS**, pursuant to the PDA and the License Agreement, the Authority is obligated to make available to StadCo all real property necessary for the construction of the NSP; and

**WHEREAS**, the acquisition of real property is necessary for the Authority to meet its obligation under the PDA and the License Agreement (“Additional Required Parcels”); and

**WHEREAS**, pursuant to the provisions of O.C.G.A. § 50-7-40, the Department is authorized with the approval of the State Properties Commission (“Commission”), to acquire land for projects and facilities of the Authority; and

**WHEREAS**, the General Appropriations Act for fiscal year 2012-2013, adopted at the 2012 Regular Session of the General Assembly, provided for an appropriation to the Department for the purpose of financing projects and facilities of the Geo. L. Smith II Georgia World Congress Center through the issuance of general obligation debt of the State of Georgia; and

**WHEREAS**, such general obligation debt has been issued by the Georgia State Financing and Investment Commission to finance objects and facilities of the Georgia World Congress Center; and

**WHEREAS**, pursuant to an agreement dated April 8, 1974, as amended and supplemented, the Authority essentially is authorized to act as the agent of the Department in the acquisition of real property for the Georgia World Congress Center and specifically to acquire, in the name of the State of Georgia, real property for the expansion of the Georgia World Congress Center and to do all other things necessary and incident to the acquisition of real property for such expansion; and

**WHEREAS**, both the Authority and the Commission have unsuccessfully attempted to acquire, through negotiations, that certain parcel more particularly described on Exhibit “A,” attached hereto and incorporated by this reference (“Zaglin Tract”), which is encompassed in the NSP Site; and

**WHEREAS**, the Authority reasonably believes that the Zaglin Tract can only be acquired through the exercise of eminent domain; and

**WHEREAS**, the acquisition of the Zaglin tract is necessary to the development and construction of the NSP; and

**WHEREAS**, the NSP is for public purposes;

**NOW, THEREFORE, BE IT HEREBY RESOLVED BY THE BOARD OF THE GEORGIA WORLD CONGRESS CENTER AUTHORITY** that the Zaglin Tract is necessary for the development of the NSP and therefore the Board hereby requests that the Department of Economic Development request that the State Properties Commission acquire by condemnation through the exercise of the power of eminent domain the Zaglin Tract, as more particularly described in Exhibit "A", attached hereto and incorporated by this reference.

**BE IT FURTHER RESOLVED**, that nothing herein shall preclude the Authority or the Commission from continuing negotiations with the owners of the Zaglin Tract if it is determined that further negotiations are prudent.

**AND BE IT FURTHER RESOLVED** that the Executive Director is hereby authorized to do all things necessary and proper to implement the purpose of this resolution.

Adopted this 12<sup>th</sup> day of November, 2013



\_\_\_\_\_  
Tim Lowe  
Chair, Board of Governors  
Geo. L. Smith II Georgia World Congress Center Authority

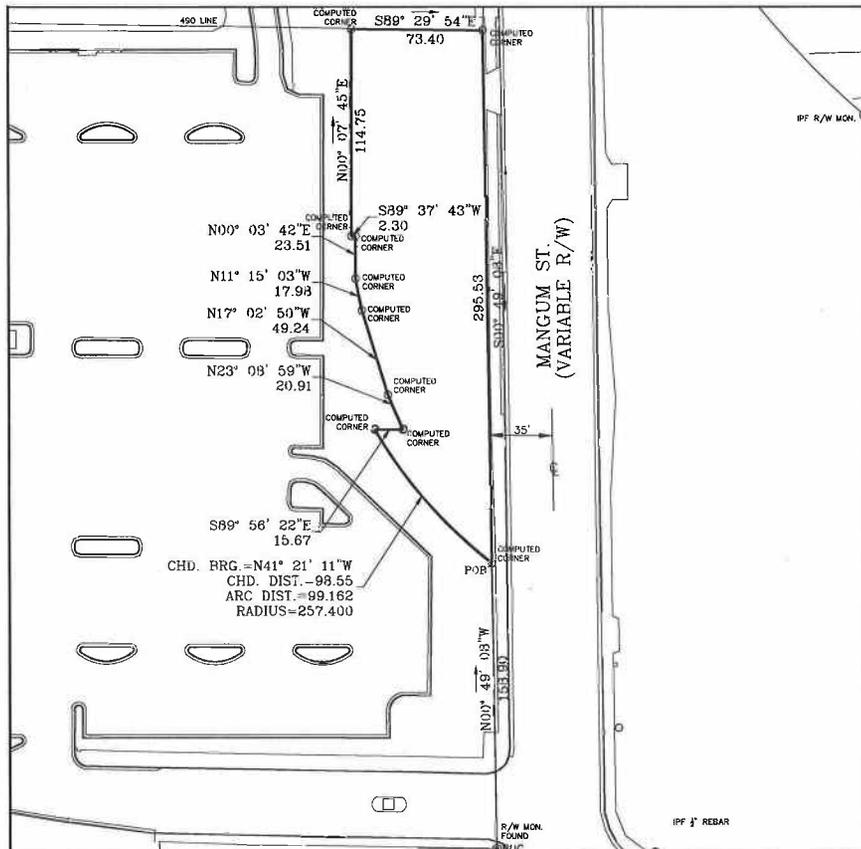
Attest:   
\_\_\_\_\_  
Dale Aiken, Assistant Secretary

{Authority Seal}

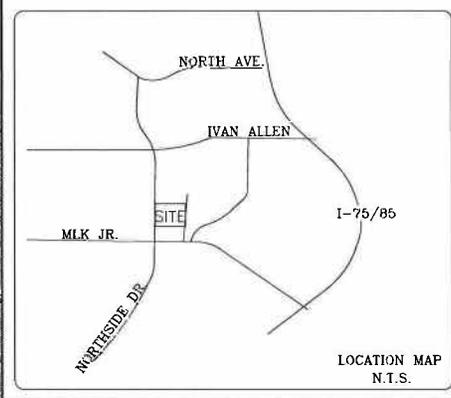
**EXHIBIT A**

*(A copy of Exhibit A follows this page.)*

EXHIBIT A



AREA = 0.4168 ACRE  
OR  
18154.54 SQ. FT.



PRELIMINARY TITLE CERTIFICATE  
GEORGIA DEPARTMENT OF LAW  
ATLANTA, GEORGIA  
RE:  
LAW DEPT. FILE NO. 8306-LP-ZACLN  
LAW DEPT. MATTER NO. 1122350

- O. RIPARIAN RIGHTS INCIDENT TO SUBJECT PROPERTY.
- P. EASEMENTS OF RECORD FOR PUBLIC UTILITIES AND ROADS.
- Q. ANY FEDERAL TAX LIEN NOT INDEXED IN THE APPLICABLE RECORDS OF THIS COUNTY.

LEGAL DESCRIPTION

ALL THAT TRACT OR PARCEL OF LAND LYING AND BEING IN THE CITY OF ATLANTA, IN LAND LOT 83 OF THE 14TH DISTRICT OF FULTON COUNTY, GEORGIA, AND BEING MORE PARTICULARLY DESCRIBED AS FOLLOWS:

COMMENCING AT A POINT LOCATED AT THE INTERSECTION OF THE NORTHERLY RIGHT-OF-WAY LINE OF HUNTER STREET, AND THE WESTERLY RIGHT-OF-WAY LINE OF MANGUM STREET, CONTINUING ALONG SAID WESTERLY RIGHT-OF-WAY LINE OF MANGUM STREET NORTH 00 DEGREES 49 MINUTES 08 SECONDS WEST, FOR A DISTANCE OF 158.90 TO A POINT, SAID POINT BEING THE TRUE POINT OF BEGINNING.

FROM THE TRUE POINT OF BEGINNING, AS THUS ESTABLISHED, DEPARTING SAID NORTH-WESTERLY ALONG A CURVE WITH A CURVE TO THE RIGHT HAVING A RADIUS OF 227.40 FEET, THENCE NORTH WESTERLY ALONG A CHORD BEARING OF NORTH 41 DEGREES 21 MINUTES 11 SECONDS WEST, A CHORD DISTANCE OF 98.55 FEET AND AN ARC LENGTH OF 199.16 FEET TO A POINT, THENCE, SOUTH 89 DEGREES 56 MINUTES 22 SECONDS EAST, FOR A DISTANCE OF 15.67 FEET TO A POINT, THENCE, CONTINUING NORTH 23 DEGREES 08 MINUTES 59 SECONDS WEST, FOR A DISTANCE 20.91 FEET TO A POINT, THENCE, NORTH 17 DEGREES 02 MINUTES 50 SECONDS WEST, FOR A DISTANCE OF 49.24 FEET TO A POINT, THENCE, CONTINUING NORTH 11 DEGREES 15 MINUTES 03 SECONDS WEST, FOR A DISTANCE 17.98 FEET TO A POINT, THENCE, CONTINUING NORTH 00 DEGREES 03 MINUTES 42 SECONDS EAST, FOR A DISTANCE 2.30 FEET TO A POINT, THENCE, CONTINUING SOUTH 89 DEGREES 37 MINUTES 43 SECONDS WEST, FOR A DISTANCE 2.30 FEET TO A POINT, THENCE, CONTINUING NORTH 00 DEGREES 07 MINUTES 45 SECONDS EAST, FOR A DISTANCE 114.75 FEET TO A POINT, THENCE, CONTINUING SOUTH 89 DEGREES 29 MINUTES 54 SECONDS EAST, FOR A DISTANCE 73.40 FEET TO A POINT, THENCE, CONTINUING SOUTH 00 DEGREES 49 MINUTES 08 SECONDS EAST, FOR A DISTANCE 295.53 FEET TO A POINT, SAID POINT BEING THE TRUE POINT OF BEGINNING.

SAID PARCEL CONTAINS 18154.54 SQUARE FOOT OF LAND OR 0.4168 ACRES.

REFERENCE MATERIAL:

1. DEED BOOK 8104, PAGE 143, FULTON COUNTY RECORDS.
2. DEED BOOK 10527, PAGE 468, FULTON COUNTY RECORDS.
3. DEED BOOK 30816, PAGE 496, FULTON COUNTY RECORDS.
4. DEED BOOK 33901, PAGE 206, FULTON COUNTY RECORDS.
5. DEED BOOK 33907, PAGE 165, FULTON COUNTY RECORDS.
6. PLAT BOOK 159, PAGE 13, FULTON COUNTY RECORDS.
7. PLAT BOOK 161, PAGE 106, FULTON COUNTY RECORDS.
8. PLAT BOOK 173, PAGE 17, FULTON COUNTY RECORDS.
9. PLAT BOOK 208, PAGE 5, FULTON COUNTY RECORDS.
10. GEORGIA DEPARTMENT OF TRANSPORTATION RIGHT OF WAY PROPOSED MANGUM STREET, FULTON COUNTY, FEDERAL AID PROJECT M-9162(1), PHASE 1, DATED 3-29-1979, LAST REVISED 7-7-1982, SHEETS 1-3.

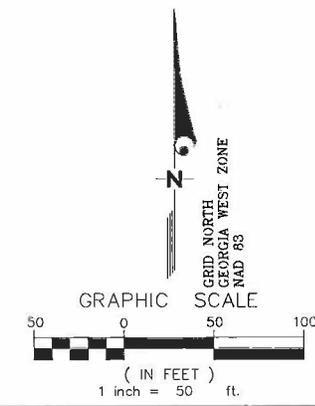
NOTES:

1. BEARING BASIS OF THIS PLAT IS BASED ON THE GEORGIA STATE PLANE COORDINATE SYSTEM, WEST ZONE, NORTH AMERICAN DATUM, 1983. TIES WERE MADE TO POINTS FOUND IN THE FIELD, UTILIZING LEICA GPS 1200 SYSTEM AND LEICA SMARTNET NETWORK AND ADJUSTED, BASED ON CONVENTIONAL SURVEY METHODS. FIELD WORK WAS COMPLETED ON NOVEMBER 1, 2013.
2. FIELD EQUIPMENT USED FOR THE CONVENTIONAL SURVEY WAS A LEICA TS12, A 3 SECOND ROBOTIC, TOTAL STATION.
3. THE FIELD DATA FROM WHICH THIS PLAT OR MAP WAS ADJUSTED USING THE LEAST SQUARES METHOD AND WAS FOUND TO BE ACCURATE TO WITHIN 1 PART IN 25,000 PARTS OR BETTER AND AN ANGULAR ERROR OF 01.5 SECONDS PER ANGLE POINT; THIS PLAT OR MAP HAS ITSELF BEEN COMPUTED TO DETECT SCRIVENER ERRORS AND IT TOO WAS FOUND TO BE ACCURATE TO WITHIN 1 PART IN 25,000 PARTS OR BETTER.
4. ENCROACHMENTS ARE AS SHOWN ON THE PLAT.
5. UPON EXAMINATION OF FEMA FLOOD INSURANCE RATE MAPS OF FULTON COUNTY, GEORGIA, FIRM PANEL MAP #13121C024F, DATED SEPTEMBER 18, 2013, IT HAS BEEN DETERMINED THE PLATTED PROPERTY, SHOWN HEREON, DOES NOT LIE IN A FLOOD HAZARD AREA.
6. ALL DISTANCES ARE SHOWN IN FEET AND DECIMALS THEREOF.
7. ALL BEARINGS SHOWN ARE COMPUTED FROM ANGLES TURNED AND THEIR BASIS IS AS DEFINED ON THE PLAT.

CERTIFICATE OF SURVEYOR

"I HEREBY CERTIFY TO ALL PARTIES INTERESTED IN THE TITLE TO THE TRACT(S) OF LAND (UNLESS OTHERWISE STATED), HEREINAFTER COLLECTIVELY REFERRED TO IN THE CERTIFICATE AND HEREON AS "THE LAND" SURVEYED AND PLATTED HEREON, THAT THIS PLAT: (A) IS THE RESULT OF A FIELD SURVEY AND IS AN ACCURATE, CURRENT AND COMPLETE REPRESENTATION OF THE LAND SURVEYED AND PLATTED HEREON; (B) WAS PREPARED IN CONFORMANCE WITH, PURSUANT TO, AND IS IN COMPLIANCE WITH: (1) THE MINIMUM STANDARDS AND REQUIREMENTS OF LAW; (2) OCSA §§ 15-4-07 - 69 AMENDED THROUGH THE DATE OF THIS CERTIFICATE, AND (3) ALL APPLICABLE LOCAL, COUNTY, AND MUNICIPAL ORDINANCES, STATUTES AND SPECIFICATIONS; (C) SHOWS THAT THE LAND IS TIED (IN COMPLIANCE WITH OCSA §§ 44-4-20 - 33 AS AMENDED THROUGH THE DATE OF THIS CERTIFICATE) TO THE GEORGIA COORDINATE SYSTEM OF 1985, WEST ZONE, AND SHOWS THE STATE PLANE COORDINATES OF AT LEAST TWO PERMANENT MONUMENTS ON THE SURVEY, EXPRESSED IN AMERICAN SURVEY FEET, AND ALSO SHOWS WHEN A NATIONAL GEODETIC SURVEY MONUMENT IS WITHIN 500 FEET OF ANY POINT ON THE PROPERTY MAPPED OR PLATTED, OR ANY POINT OF REFERENCE SHOWN THEREON; (D) SHOWS THAT ALL BEARINGS ARE REFERENCED TO GRID NORTH, GEORGIA COORDINATE SYSTEM OF 1985, WEST ZONE; (E) SHOWS THAT ALL CORNERS HAVE BEEN ESTABLISHED AND MARKED BY EITHER IRON PINS OR CONCRETE MONUMENTS WHICH HAVE BEEN FOUND, VERIFIED, LABELED AS TO TYPE AND LEFT IN PLACE; (F) LABELS HEREON A POINT OF BEGINNING WHICH IS LOCATED ON THE PERIMETER BOUNDARY(S) SHOWN HEREON IN A "LEGEND" THE MEANINGS OF ALL ABBREVIATIONS AND SYMBOLS USED; (H) SHOWS HEREON THE NUMBER, DATE AND NATURE OF ALL REVISIONS OF THIS PLAT; (I) IS ELIGIBLE FOR RECORDING TO THE PLAT BOOK RECORDS IN THE OFFICE OF THE CLERK OF SUPERIOR COURT OF ANY COUNTY OR COUNTIES IN WHICH THE LAND TOTALLY OR PARTIALLY LIES, AND CLEARLY INDICATES ACRES, LAND LOTS, SECTIONS, DISTRICT BY COUNTY(IES), AND (J) INCORPORATES EACH SPECIFICALLY REQUIRED ITEM INCLUDING ANY AS SET OUT IN THAT CERTAIN SERVICES AGREEMENT(S) REGARDING THIS PLAT BETWEEN THE UNDERSIGNED; AND (K) AN AREA MAP INDICATING THE LOCATION OF THE PROPERTY.

*Timothy J. Slaton*  
TIMOTHY J. SLATON, RLS # 2405



REVISIONS	DATE

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www.longeng.com

**LONG**  
ENGINEERING INC.

STATE OF GEORGIA  
CHICAGO TITLE INSURANCE COMPANY  
L-94 - 14TH DIST - CITY OF ATLANTA - GEORGIA  
ALT/ACHS LAND TITLE SURVEY - TAX PARCEL ID. 00830090965 & 00830090928

DATE: \_\_\_\_\_  
DRAWN BY: \_\_\_\_\_  
CHECKED BY: \_\_\_\_\_  
DESIGNED BY: \_\_\_\_\_  
SURV. BY: \_\_\_\_\_

SHEET  
1 of 1

CERTIFICATE

The undersigned hereby certifies that I hold the position of Assistant Secretary, as stated below my signature, of the Board of the Authority and that the Resolution a true and correct copy of which is attached to this Certificate was duly adopted by the Board of Governors of the Authority at and in a public meeting duly scheduled and for which all public notices required by law were given.

Dated: November 12, 2013



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Dale Aiken, Assistant Secretary

{Authority Seal}