

**SUMMARY STATEMENT/OFFER TO PURCHASE REAL PROPERTY
DUE TO THE ACQUISITION OF RIGHT OF WAY AND DAMAGES**

TO: Buncombe County
c/o John Creighton , Asst. Buncombe Co. Mgr.

OFFER DATE: March 26, 2013
TO: Lessee, if Applicable
N/A

TIP NO.: U-4014
COUNTY Buncombe
DESCRIPTION: McDowell St. tunnel rehabilitation

WBS ELEMENT: 39044.2.1
TIP/PARCEL NO.: U-4014 002

Dear Property Owner:

The following offer of just compensation is based on the fair market value of the property and is not less than the approved appraised value for the appropriate legal compensable interest or interests. The approved value disregards any increase or decrease in the fair market value of the property acquired due to influence caused by public knowledge of this project. The offer of just compensation is based on an analysis of market data, comparable land sales, and, if applicable, building costs in the area of your property. Please retain this form as it contains pertinent income tax information.

Value of Part Taken (Includes Land, Improvements and Appurtenances Considered as Realty)	\$	<u>200.00</u>
Damages, if any, to Remainder	\$	<u>0</u>
Benefits, if any, to Remainder	\$	<u>0 minus</u>
TOTAL	\$	<u>200.00</u>

The total offer includes all interests other than leases involving Federal Agencies and Tenant owned improvements.

(A) Description of the land and effects of the acquisition:

Subject property described in Deed Book 2237, page 555, Buncombe County Registry, from which a Temporary Construction Easement of 0.001 acres is being acquired.

(B) The offer for improvements considered as realty includes payment for the improvements and appurtenances described below:
N/A

Should you desire to retain these improvements, you may repurchase them for a retention value with the stipulation that you remove them from the acquisition area at no expense to the Department.

(C) Should you desire to sell the Department the portion of your property considered to be an uneconomic remnant/buildable lot, as explained to you by the Right of Way Agent, the **total** offer would be: \$ N/A .

I will be available at your convenience to discuss this matter further with you. My telephone number is 274-8435, in Asheville , North Carolina.

The original of this form was handed (if out of state owner, mailed), to John Creighton , Asst. Buncombe Co. Manager c/o Leigh Beforth on March 20 13 . Owner was furnished a copy of the Right of Way Brochure/Owner's Letter.

(Signed) 
Division Right of Way Agent