

City of Pearland Easement Acquisition

Pearland, Texas

CobbFendley performed title research and negotiations with residential and commercial landowners to acquire over 125 parcels on numerous projects including expansion of roadways and drainage/utility easements in urban/suburban areas. Duties included preparing cost estimates of right-of-way to be acquired; negotiating with property owners; preparing documentation to finalize the sale; obtaining tax information; preparing files for payment, setting closings at title company and/or managing the closings; coordinating with appraisers and attorneys in assimilating information required to initiate eminent domain proceedings; preparing paperwork required in connection with condemnation; coordinating with contractors the timing of construction; and coordinating the demolition of any improvements left on the property and over see the removal per city, county, state and federal regulations. Approximately 10 percent of parcels were acquired through donations, impact fee credits or property exchanges.



Project Size:

125+ easements

Completion Date:

Ongoing