

RIGHT OF WAY ESTIMATE SUMMARY

Revised 8-24-2020

HIGHWAY FM 1735
RCSJ 1226-02-25
CCSJ 1226-02-016 COUNTY Titus
LIMITS From: SH 49 To: 2.1 Miles S of SH 49

COMMENTS _____

STATE COST:

Right of Way (Land Acquisition)	\$ -
Utilities	\$ -
Appraisal, Title & Demolition	\$ -
Relocation 100%	\$ 175,000.00

TOTAL ESTIMATED STATE COSTS \$175,000.00

LOCAL COST:

Right of Way (Land Acquisition) 100%	\$537,628.00
Utilities 100%	\$1,498,035.00
Appraisal, Title & Demolition	\$ 293,800.00

TOTAL ESTIMATED ACQUISITION - TITUS COUNTY \$2,329,463.00

TOTAL STATE AND LOCAL COSTS: \$2,504,463.00

RIGHT OF WAY (Land Acquisition Costs):

A.	_____	No. of City Lots	EA. =	\$	_____	-
B.	_____	4,500 Sf. Land Commercial	\$	2.00 SF. =	\$	9,000.00
C.	_____	13 Ac. Rural	\$	8,000.00 AC. =	\$	104,000.00
D.	_____	8.642 Ac. Land Rural Residence	\$	10,000.00 AC. =	\$	86,420.00
E.	_____	0.251 Ac. Easement	\$	8,000.00 AC. =	\$	2,008.00
F.	_____	Ac. Pastureland	_____	AC. =	\$	-
G.	_____	Ac. Wooded Land	_____	AC. =	\$	-
H.	_____	Ac. Additional ROW For Safety Rest Area	_____	AC. =	\$	-
					Total	\$ 201,428.00

IMPROVEMENTS: (List major improvements if information is available for above mentioned land)

Water Well; Vacant House; MH & Garage; Shop, House & Sheds	\$	220,000.00
Gates	\$	15,000.00
Pipe Fence	\$	28,000.00
Barbed Wire Fence	\$	43,200.00
1 pond	\$	10,000.00
_____	_____	_____
_____	_____	_____
_____	_____	_____
_____	_____	_____
		Total 316,200.00

DAMAGES	\$	20,000.00
_____	_____	_____
		Total 20,000.00

Total Land, Improvements & Damages \$ 537,628.00

Land Acquisition		
STATE 0%	\$	-
LOCAL 10%	\$	537,628.00
	\$	537,628.00

UTILITIES (additional details provided in the included estimate)

Total \$ 1,498,035.00

UTILITY ADJUSTMENTS

STATE 0%	\$	-
LOCAL 100%	\$	1,498,035.00
	\$	<u>1,498,035.00</u>

MISCELLANEOUS COST:

Estimated 32 parcels to be acquired

Appraisal, Title, Market Rental...			\$	<u>293,800.00</u>
Appraisal	\$	160,000.00		
Title	\$	28,800.00		
Market Rental	\$	-		
Cout Costs	\$	-		
Demolition	\$	105,000.00		

Relocation \$ 175,000.00

**Total Acquisition
Costs**

STATE 100%	\$	175,000.00
LOCAL 100%	\$	2,329,463.00
	\$	<u>2,504,463.00</u>

