

N.C.P.I.-Civil. 835.24A
EMINENT DOMAIN - ISSUE OF JUST COMPENSATION - TAKING OF AN
EASEMENT BY PRIVATE OR LOCAL PUBLIC CONDEMNORS - GREATER OF
THE FAIR MARKET VALUE OF PROPERTY TAKEN OR THE DIFFERENCE IN
FAIR MARKET VALUE OF THE PROPERTY BEFORE AND AFTER THE TAKING.
GENERAL CIVIL VOLUME
MAY 2006
N.C. Gen. Stat. § 40A

the [plaintiff] [defendant] at the time of the taking?

Answer: \$ _____.

2. What was the difference between the fair market value of the [plaintiff('s)(s')] [defendant('s)(s')] entire property immediately before the taking and the fair market value of the remainder immediately after the taking?

Answer: \$ _____.

- II. Issue: "What is the amount of just compensation the [plaintiff(s)] [defendant(s)] [is] [are] entitled to recover from (name condemnor) for the taking of the easement on the [plaintiff('s)(s')] [defendant('s)(s')] property?"

Verdict: \$ _____. (Fill in the larger dollar amount from Part I's two preliminary questions.)

This is the _____ day of _____, _____.

Foreperson of the Jury