



Charles N. Pursley

Special Counsel

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t 404.665.1231



Charles Pursley has litigated condemnation, eminent domain, business valuation, and other real-estate cases for more than four decades. His practice features a national client base that includes commercial, mixed-use, and shopping center developers, other businesses, property owners, and governmental entities.

He helped build the Atlanta area's transit system by overseeing MARTA's condemnation work and by serving as its outside general counsel from 1984 through 2015. In those roles, he advised the board of directors, oversaw litigation involving MARTA, and represented MARTA in condemnation cases and in transportation-related litigation. He continues to represent MARTA in transportation-related litigation and eminent domain proceedings.

Charles is the original author of what is considered today the textbook on eminent domain in Georgia: *Georgia Eminent Domain*, which The Harrison Company first published in 1982. He has counseled Georgia lawmakers on amendments to eminent domain statues relating to condemnation for economic development. The Eminent Domain Section of the State Bar of Georgia awarded him its inaugural Lifetime Achievement Award, an award that now is given in his name each year. He is a regular speaker at legal seminars and author of papers on the topic of eminent domain.

Charles is a native of Georgia and earned his law degree from the University of Georgia, where he served as executive editor of the *Georgia Law Review*. Before beginning private practice, Charles served four years as a captain in the U.S. Army Judge Advocate General's Corps (JAG). He received his bachelor's degree from Florida State University.

REPRESENTATIVE EXPERIENCE

Served as counsel in more than 90 appellate decisions in Georgia's Supreme Court and Court of Appeals, including:

- *Dillard Land Investments, LLC v. Fulton County*, 295 Ga. 515, 761 S.E.2d 282 (2014)
- *CNL APF Partners, LP; RCI Realty LLC v. Department of Transp.*, 307 Ga.App. 511, 705 S.E.2d 862 (2010)



ATLANTA OFFICE



PRACTICE AREAS

Eminent Domain &
Condemnation
Real Estate Litigation
Construction



EDUCATION

University of Georgia
JD, 1969
Florida State University
BA, 1966



ADMISSIONS

Georgia



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- *Department of Transp. v. Jordan*, 300 Ga.App. 104, 684 S.E.2d 141 (2009)
- *Carroll County Water Authority v. L.J.S. Grease & Tallow, Inc.*, 274 Ga.App. 353, 617 S.E.2d 612 (2005)
- *Torrente v. MARTA*, 269 Ga.App. 42, 603 S.E.2d 470 (2004)
- *Unified Government of Athens-Clarke County v. Watson*, 255 Ga.App. 1, 564 S.E.2d 453 (2002)
- *Garden Hills Civic Ass'n Inc. v. MARTA*, 273 Ga. 280, 539 S.E.2d 811 (2000)
- *Wilmer v. Fulton County School Dist.*, 226 Ga.App. 884, 487 S.E.2d 709 (1997)
- *Department of Transp. v. Edwards*, 267 Ga. 733, 482 S.E.2d 260 (1997)
- *Department of Transp. v. Pitman*, 223 Ga.App. 797, 479 S.E.2d 112 (1996)
- *Fulton County v. Funk*, 266 Ga. 64, 463 S.E.2d 883 (1995)
- *MARTA v. Gomez*, 261 Ga. 617, 409 S.E.2d 35 (1991)
- *Cann v. MARTA*, 196 Ga.App. 495, 396 S.E.2d 515 (1990)
- *Concept Capital Corp. v. DeKalb County*, 255 Ga. 452, 339 S.E.2d 583 (1986)
- *City of Atlanta v. Petkas*, 253 Ga. 447, 321 S.E.2d 725 (1984)
- *Canada West, LTD v. City of Atlanta*, 169 Ga. App. 907, 315 S.E.2d 442 (1984)
- *Department of Transp. v. 2.734 Acres of Land*, 168 Ga.App. 541, 309 S.E.2d 816 (1983)
- *City of Atlanta v. First Nat'l Bank of Atlanta*, 246 Ga. 424, 271 S.E.2d 821 (1980)
- *City of Atlanta v. Heirs of Champion*, 244 Ga. 620, 261 S.E.2d 343 (1979)
- *DeKalb County v. Trustees, Decatur Lodge No. 1602, B.P.O. Elks*, 242 Ga. 707, 251 S.E.2d 243 (1978)
- *Ply-Marts, Inc. v. MARTA*, 145 Ga. App. 243, 243 S.E.2d 603 (1978)
- *Drew v. DeKalb County*, 239 Ga. 35, 235 S.E.2d 528 (1977)



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- *DeKalb County v. United Family Life Ins. Co.*, 235 Ga. 417, 219 S.E.2d 704 (1975)
- *MARTA v. Datry*, 235 Ga. 568, 220 S.E.2d 905 (1975)

PUBLICATIONS

- "Ethical Considerations for The Condemnor and Condemnee," State Bar of Georgia, February 2013
- "Ethical Issues: Something Old, Something New, Something Twittered, Someone's Blue," State Bar of Georgia, January 2011
- "Tenant Rights and Compensation Issues," State Bar of Georgia, January 2010
- "Eminent Domain: Condemnee's Perspective on Methods of Acquisition and Valuation Issues," State Bar of Georgia, January 2009
- "Condemnation Clauses in Commercial Leases," State Bar of Georgia, January 2008
- "Dealing with Appraisers and Other Experts: Challenges in Professionalism, Ethics and Related Issues," State Bar of Georgia, January 2007
- "Pending and Anticipated Georgia Legislation," State Bar of Georgia, January 2006
- "Georgia Eminent Domain," The Harrison Company, January 1982

SPEAKING ENGAGEMENTS

- "Role of the Forensic Expert in Condemnation Matters," National Association of Certified Valuers and Analysts (NACVA), State Chapter Meeting, October 2015
- "Ethical Considerations for The Condemnor and Condemnee," State Bar of Georgia, February 2013



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HONORS

- *The Best Lawyers in America* "Lawyer of the Year" in Atlanta for Eminent Domain and Condemnation Law, 2011, 2016, 2020
- *The Best Lawyers in America* in Eminent Domain and Condemnation Law, 2007-2020
- *Georgia Super Lawyers*, 2004-2019
- State Bar of Georgia's Lifetime Achievement Award for Eminent Domain Law, 2002
- Martindale-Hubbell's Judicial AV Preeminent Rating

MEMBERSHIPS

- State Bar of Georgia, Eminent Domain Section
- Atlanta Bar Association
- Lawyers Club of Atlanta