

TENNESSEE VALLEY AUTHORITY WARRANTY DEED

Map Nos. 38 R.1
35 R. 1

DOCUMENTARY STAMPS \$2.20 attached.

STATE OF NORTH CAROLINA-SWAIN COUNTY
THIS DEED, Made this 21 day of February

, 1944, by and between HARVE DILLS and wife, ADDIE DILLS,

of the County of Swain and State of North Carolina, as parties of the first part, and the UNITED STATES OF AMERICA as party of the second part: WITNESSETH, That the said parties of the first part, in consideration of the sum of ONE THOUSAND NINE HUNDRED FIFTY-ONE AND 20/100-----Dollars (\$ 1,951.20) to them paid by the party of the second part, the receipt of which is hereby acknowledged, have bargained and sold, and by these presents do grant, bargain, sell and convey unto the UNITED STATES OF AMERICA, its successors and assigns, a certain tract or parcel of land, situate, lying and being in Swain County, State of North Carolina, and more particularly described as follows, to-wit:

TRACT NO. FR-1068 A tract of land lying in Forneys Creek Township of Swain County, State of North Carolina, on the right side of the Little Tennessee River, approximately 2-3/4 miles northwest of Bushnell, and more particularly described as follows: BEGINNING at a 12 inch black oak tree at the top of a ridge, a corner of the land of George & Charlie Wiggins, the land in dispute between George & Charlie Wiggins and John Calhoun, and the land of Lizzie Thomasson, and the most southeasterly point of the tract herein described; thence with Lizzie Thomasson's line S. 84° 45' W., 1810 feet to a stake in the center line of David Welch Branch, a corner of the lands of Lizzie Thomasson, and Burlin Dills; thence with Burlin Dills', and James Kirkland's line and the center line of the branch as it meanders upstream approximately 750 feet to a point at the mouth of a drain witnessed by a 2 inch dogwood tree; thence with James Kirkland's line and the center line of the drain as it meanders upstream approximately along the following bearings and distances: N. 82° 00' E., 835 feet, S. 72° 00' E., 510 feet, S. 76° 30' E., 410 feet to a point; thence S. 76° 30' E., 30 feet to a chestnut stump at the top of a ridge, a corner of the lands of James Kirkland, and the Bryson City Bank; thence with the Bank's, and George & Charlie Wiggins' line and the top of the ridge as it meanders approximately along the following bearings and distances: S. 32° 00' W., 305 feet, S. 37° 00' W., 110 feet to the point of beginning, and containing 25. acres, more or less.

TRACT NO. FR-1072 A tract of land lying in Forneys Creek Township of Swain County, State of North Carolina, on the right side of the Little Tennessee River, approximately 3/4 mile west of the confluence of the Little Laurel Creek and Indian Camp Creek tributaries of Chambers Creek, and more particularly described as follows: BEGINNING at a 12 inch white oak tree at the top of Bear Pen Ridge, a corner of the lands of the Bryson City Bank, the W. J. McClure Heirs, and Albert Henely, and the most easterly point of the tract herein described; thence with Albert Henely's line S. 53° 00' W., 310 feet to a point at the top of a ridge; thence with the top of the ridge as it meanders approximately along a bearing and distance of S. 18° 00' E., 520 feet to a stake at the head of a hollow; thence with the center line of the hollow as it meanders approximately along a bearing and distance of S. 42° 00' W., 540 feet to a stake; thence, leaving the hollow, S. 58° 00' W., 150 feet to a 30 inch chestnut tree; thence with a hacked line S. 11° 00' W., 920 feet to a 30 inch white oak tree at the top of a ridge, a corner of the lands of Albert Henely, the W. M. Kirkland Heirs, and the Andy Pilkerton Heirs; thence leaving the hacked line and with the Andy Pilkerton Heirs', and Guy Posey et ux's line and the top of the ridge as it meanders approximately along the following bearings and distances: N. 34° 00' W., 690 feet, N. 6° 00' W., 830 feet to a stake, a corner of the lands of Guy Posey et ux, and N. A. Pilkington; thence with N. A. Pilkington's line and a hacked line N. 2° 30' E., 1430 feet to a point of the top of Bear Pen Ridge, a corner of the lands of N. A. Pilkington, and the Bryson City Bank; thence with the Bank's line and the top of the ridge as it meanders in a southeasterly direction approximately 1460 feet to the point of beginning, and containing 47. acres, more or less.

It is understood and agreed that the bearings given in the above description are based on the North Carolina State Coordinate System, Lambert Projection, as established by the U.S.Coast and Geodetic Survey. The central meridian for this coordinate system is located at Longitude 79° 00' W.

The above described tracts of land were acquired by the parties of the first part by the following deeds of record in the office of the Register of Deeds for Swain County, North Carolina: (a) From L. J. Herron and wife, Sarah Herron, dated February 2, 1935, recorded in Book 57, page 616; (b) From W. A. Crisp et ux, Ellen Crisp, dated November 10, 1933, recorded in Book 57, page 501; and (c) From W. M. Kirkland and Sarah Kirkland, dated November 7, 1932, recorded in Book 57, page 422.

It is understood and agreed that the parties of the first part grant and convey the above described tract FR-1072 lying within Grant 2919 subject to an undivided 1/2 interest in and to the minerals as may be outstanding in third parties by virtue of the deed from A. B. Welch et al to T. E. (Thomas I.) McClure, dated May 10, 1884, recorded in Book 4, page 539, in the office of the Register of Deeds for Swain County, North Carolina. And the parties of the first part, for the consideration herein set out, hereby convey any and all right, title, and interest which they may now have, or may hereafter have, in and to the minerals contained in the above described tract FR-1072 by way of reversion, remainder, adverse possession, prescription, or otherwise.

TO HAVE AND TO HOLD the aforesaid tract or parcel of land and all privileges and appurtenances thereto belonging, to the UNITED STATES OF AMERICA, its successors and assigns, to its own use and behoof forever. And the said parties of the first part, for themselves, their heirs, successors, administrators and assigns, covenant with the said party of the second part, its successors and assigns that they are seized of said land and premises in fee, and have right to convey the same in fee simple; that the same are free and clear from all encumbrances and that they will warrant and defend the title to same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, The said parties of the first part have hereunto set their hands and seals this the day, month and year above written.

(Seal) (Seal) Harve Dills (Seal)
Harve Dills (Seal)
(Seal) (Seal) Addie Dills (Seal)
Addie Dills (Seal)
(Seal) (Seal) (Seal)

STATE OF NORTH CAROLINA
SWAIN COUNTY

I, H. J. Truett, a Clerk Superior Court for said County and State, do hereby certify that Harve Dills and Addie Dills, his wife, personally appeared before me this day and acknowledged the due execution of the foregoing instrument; and the said Addie Dills, wife of Harve Dills, being by me privately examined, separate and apart from her said husband, touching her voluntary execution of the same, does state that she signed the same freely and voluntarily, without fear or compulsion of her said husband or any other person, and that she does still voluntarily assent thereto. Let the instrument, with this certificate, be registered.

Witness my hand and official seal this 21st day of February, A.D., 1944.

(Seal affixed)

H. J. Truett
Clerk Superior Court

Filed for registration on the 21 day of February, 1944, at 11:42 o'clock, A. M., and registered in the office of the Register of Deeds for Swain County, North Carolina, 21 day of February, 1944, at 4:00 o'clock P. M. in Book 67 of Deeds, and Page 180, etc.

D. R. Welch, Deputy Register of Deeds.
Swain Co., N.C.