

TENNESSEE VALLEY AUTHORITY

WARRANTY DEED

Tract No. FR-1083

Map No. 9 R.3

(DOCUMENTARY STAMPS Attached and canceled \$1.10)

STATE OF NORTH CAROLINA

SWAIN COUNTY

THIS DEED, made this 2 day of February, 1944, by and between GEORGE S. WELCH and wife, SARAH ELOISE WELCH, of the County of Swain and State of North Carolina, and WYTHE M. PEYTON and wife, FLORA B. PEYTON, of the County of Buncombe 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 SIX HUNDRED FIFTY-NINE AND NO/100 Dollars (\$659.00) 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, an undivided $\frac{2}{3}$ interest in and to 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:

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 1 $\frac{1}{2}$ miles west of the mouth of Chambers Creek, and more particularly described as follows:

Beginning at a 6 inch hickory tree (Coordinates: N. 648,329; E. 613,031), a corner of the lands of the Nantahala Power & Light Company, L. B. Calhoun et ux, and W. S. Calhoun et ux, and the most southwesterly point of the tract herein described; thence with W. S. Calhoun's line N. 17° 00' W., 295 feet to a point; thence N. 67° 00' E., 150 feet to a 5 inch white oak tree; thence N. 3° 00' W., 85 feet to a point; thence N. 16° 00' E., 200 feet to a point; thence N. 54° 00' E., 700 feet to a point; thence N. 29° 00' E., 295 feet to a point, a corner of the lands of W. S. Calhoun et ux, and E. M. Sutton; thence with E. M. Sutton's line S. 33° 00' E., 390 feet to a point; thence S. 65° 00' E., 555 feet to a point (prev. desc. as a 15 inch spanish oak tree), a corner of the lands of E. M. Sutton, and the Nantahala Power & Light Company; thence with the said Company's line S. 2° 31' E., 717 feet to a point (prev. desc. as an iron pipe); thence N. 87° 10' W., 288 feet to a point (prev. desc. as an iron pipe); thence S. 89° 51' W., 204 feet to a point (prev. desc. as an iron pipe); thence N. 79° 02' W., 123 feet to a point (prev. described as an iron pipe); thence N. 89° 46' W., 142 feet to a point (prev. desc. as an iron pipe); thence N. 86° 33' W., 139 feet to a point (prev. desc. as an iron pipe); thence N. 71° 17' W., 54 feet to a point (prev. desc. as an iron pipe); thence S. 83° 28' W., 156 feet to a point (prev. desc. as an iron pipe); thence S. 70° 38' W., 106 feet to a point (prev. desc. as an iron pipe); thence S. 87° 24' W., 260 feet to a point (prev. desc. as an iron pipe); thence S. 74° 12' W., 107 feet to the point of beginning, and containing 30.0 acres, more or less.

It is understood and agreed that the coordinates and bearings given in the above description are for the North Carolina State Coordinate System, Lambert Projection, as established by the U. S. Coast and Geodetic Survey. The origin for this coordinate system is at Latitude 33° 45' N., and Longitude 79° 00' W., and has been assigned a value of $x = 2,000,000$ feet and $y = 0$ feet.

An undivided $\frac{2}{3}$ interest in the above described tract of land was conveyed to G. S. Welch, one of the parties of the first part, by deed from F. A. Hughes et ux, recorded in Book 53, page 262, and to Wyth M. Payton, one of the parties of the first part, by deed from G. S. Welch et al, recorded in Book 53, page 587, both of which deeds are of record in the office of the Register of Deeds for Swain County, North Carolina.

The George S. Welch and Wythe M. Peyton who are named as two of the first parties in this deed are the same persons as the G. S. Welch and Wyth M. Payton who were named as grantees in the deeds of record in Book 53, page 262, and Book 53, page 587, respectively, in the office of the Register of Deeds for Swain County, North Carolina.

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 an undivided $\frac{2}{3}$ interest in and to 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.

George S. Welch (SEAL)
George S. Welch

Sarah Eloise Welch (SEAL)
Sarah Eloise Welch

Wythe M. Peyton (SEAL)
Wythe M. Peyton

Flora B. Peyton (SEAL)
Flora B. Peyton

STATE OF NORTH CAROLINA

SWAIN COUNTY

I, Crawford Pearson, a Notary Public for Graham County and State aforesaid, do hereby certify that George S. Welch and Sarah Eloise Welch, his wife, personally appeared before me this day and acknowledged the due execution of the foregoing instrument; and the said Sarah Eloise Welch, wife of George S. Welch, 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.

WITNESS my hand and official seal this 2 day of February, A. D., 1944, and I certify that by virtue of Section 3176, N. C. Code, I am qualified to act in all counties of the State of North Carolina.

(Seal affixed)
My commission expires: 5-3-45

Crawford Pearson
Notary Public

STATE OF NORTH CAROLINA

BUNCOMBE COUNTY

I, Mary McCarthy, a Notary Public for said County and State, do hereby certify that WYTHE M. PEYTON and FLORA B. PEYTON, his wife, personally appeared before me this day and acknowledged the due execution of the foregoing instrument; and the said Flora B. Peyton, wife of Wythe M. Peyton, 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.

WITNESS my hand and official seal this 8 day of February, A. D., 1944.

(Seal affixed)
My commission expires: Nov. 16, 1945.

Mary McCarthy
Notary Public


STATE OF NORTH CAROLINA, SWAIN COUNTY

The foregoing certificates of Crawford Pearson, a Notary Public for Graham County, North Carolina, and Mary McCarthy, a Notary Public for Buncombe County, North Carolina, attested by their official seals, adjudged to be correct. Let this instrument with the certificates be registered.

Witness my hand this 11 day of Feb. 1944.

H. J. Truett
Clerk Superior Court.

Filed for registration on the 11 day of Feb., 1944, at 2:00 o'clock, P. M., and registered in the office of the Register of Deeds for Swain County, N. C., 15 day of February, 1944, at 1:10 O'clock P. M. in Book 68 of Deeds, and page 438 etc.


Deputy Register of Deeds.
Swain County, North Carolina.