

TENNESSEE VALLEY AUTHORITY WARRANTY DEED

Map No. 504-13 R.6

(DOCUMENTARY STAMPS ATTACHED \$1.65)

STATE OF NORTH CAROLINA-SWAIN COUNTY

THIS DEED, Made this 3rd day of Dec., 1943, by and between

EMMA MONTEITH ROGERS and husband,  
JAMES E. ROGERS,

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 eighty nine and 95/100 - - - - - Dollars (\$1,098.95) 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:

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 1/4 miles west of the Bushnell Depot, and more particularly described as follows:

BEGINNING at a 14 inch spanish oak tree at the top of a ridge, a corner of the lands of Fred Estes, and Harley Calhoun; thence with Harley Calhoun's line North 71° 00' East, 130 feet to a 6 inch pine tree at a fence corner; thence with a fence line North 76° 00' East, 310 feet to a fence intersection, a corner of the lands of Harley Calhoun, and Harvey Proctor; thence with Harvey Proctor's line and a fence line North 84° 00' East, 120 feet to a fence angle; thence South 74° 00' East, 380 feet to a point on the west side of a public road; thence, leaving the fence line, South 64° 00' East, 130 feet to a point in the center line of a public road, a corner of the lands of Harvey Proctor, and J. G. Chambers et ux; thence with J. G. Chambers' line South 22° 00' West, 775 feet to a 15 inch pine tree at the top of a ridge and in a fence line, a corner of the lands of J. G. Chambers et ux, and R. E. L. Monteith; thence with R. E. L. Monteith's line and a fence line South 81° 00' West, 115 feet to a forked spanish oak stump at a fence corner and at the top of a ridge, a corner of the lands of R. E. L. Monteith, and J. D. Proctor; thence, leaving the fence line, with J. D. Proctor's line and the top of a ridge as it meanders approximately along a bearing and distance of North 68° 00' West, 405 feet, to a fence angle, a corner of the lands of J. D. Proctor, and Fred Estes; thence with Fred Estes' line and the top of a ridge as it meanders in a northerly direction approximately along the following bearings and distances:

North 1° 00' East, 310 feet; North 42° 00' West, 235 feet; North 35° 00' West, 160 feet; to the point of beginning, and containing 12.8 acres, more or less, subject to the rights of the county or state to a right of way for a county road which affects approximately 0.2 acre.

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' West.

The above described land was acquired by Emma Monteith Rogers, one of the first parties herein, by virtue of a deed from Margaret Crisp and Husband, W. M. Crisp, dated May 2, 1931, and recorded in Book 57, Page 222, in the office of the Register of Deeds of 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 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) s/ Emma Monteith Rogers (Seal)  
Emma Monteith Rogers (Seal)  
(Seal) (Seal) s/ James E. Rogers (Seal)  
James E. Rogers (Seal)  
(Seal) (Seal)

STATE OF NORTH CAROLINA, GRAHAM COUNTY

I, Crawford Pearson, a Notary Public for said County and State, do hereby certify that EMMA MONTEITH ROGERS and JAMES E. ROGERS, her husband, personally appeared before me this day and acknowledged the due execution of the foregoing instrument; and the said EMMA MONTEITH ROGERS wife of JAMES E. ROGERS 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 3rd day of Dec., A. D., 1943.  
(SEAL AFFIXED.) My commission expires: 5-3-45 Crawford Pearson, Notary Public

STATE OF NORTH CAROLINA, SWAIN COUNTY

The foregoing certificate of Crawford Pearson a Notary Public of Graham County, attested by his official seal, is adjudged to be correct. Let the instrument, and the certificate, be registered.  
WITNESS my hand this 4th day of December, A. D., 1943.

H. J. Truett  
Clerk Superior Court

Filed for registration on the 4th day of Dec., 1943, at 9:50 o'clock, A. M., and registered in the office of the Register of Deeds for Swain County, North Carolina, 4 day of December, 1943, at 1:55 o'clock P. M. in Book 67 of Deeds, and Page 118, etc.

H. J. Truett  
Deputy Register of Deeds.  
Swain County, N. C.