

TENNESSEE VALLEY AUTHORITY WARRANTY DEED

Map No. 35 R. 1

STATE OF NORTH CAROLINA—SWAIN COUNTY

DOCUMENTARY STAMPS \$2.20 attached.

THIS DEED, Made this 7th day of February, 1944, by and between SUSIE PILKINGTON, unmarried,

of the County of Swain

and State of North Carolina

, as party

of the first part, and the UNITED STATES OF AMERICA as party of the second part: WITNESSETH, That the said party of the first part, in consideration of the sum of ONE THOUSAND NINE HUNDRED FIFTEEN AND 60/100-----Dollars (\$ 1,915.60) to her paid by the party of the second part, the receipt of which is hereby acknowledged, has bargained and sold, and by these presents does 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 1-1/2 miles 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 point in the center line of a branch witnessed by a 16 inch poplar tree, a corner to the land of A. J. Posey et ux, and the most southwesterly point of the tract herein described; thence with A. J. Posey's line N. 25° 00' W., 280 feet to an 18 inch pine tree at the top of a ridge; thence with the top of the ridge as it meanders approximately along the following bearings and distances: N. 5° 00' W., 640 feet, N. 22° 00' E., 800 feet to a point, a corner of the lands of A. J. Posey et ux, and the J. E. Coburn Heirs; thence leaving the ridge and with the J. E. Coburn Heirs' line N. 63° 00' E., 1810 feet to a point; thence N. 56° 00' W., 950 feet to a point at the top of a ridge; thence along the ridge N. 33° 00' E., 330 feet to a point, a corner of the lands of the J.E. Coburn Heirs, and John Pilkington; thence leaving the ridge and with John Pilkington's line S. 88° 00' E., 1260 feet to a point at the top of a ridge, a corner of the lands of John Pilkington, N. A. Pilkington, and Guy Posey et ux; thence with Guy Posey's line and the top of the ridge as it meanders approximately along the following bearings and distances: S. 29° 00' W., 850 feet, S. 13° 00' W., 1580 feet to a point; thence, leaving the ridge, S. 29° 00' E., 170 feet to a point in the center line of a branch, a corner of the lands of Guy Posey et ux, and the A. J. Pilkentan Heirs, thence with the A. J. Pilkentan Heirs', and A. J. Posey et ux's line and the center line of the branch as it meanders downstream approximately along the following bearings and distances: S. 77° 00' W., 670 feet, S. 60° 00' W., 1220 feet to the point of beginning, and containing 87. 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 tract of land was conveyed to the party of the first part hereto by deed from J. E. Pilkington and wife, Elsie Pilkington, dated November 28, 1922, recorded in Book 50, page 250, in the office of the Register of Deeds for Swain County, North Carolina.

It is understood and agreed that the party of the first part grants and conveys the above described tract of land subject to an undivided 1/2 interest in and to the minerals as may be outstanding in third parties by virtue of the reservation contained in the deed from J. E. Pilkington and wife, Elsie Pilkington, to Jud Pilkington and wife, Susie Pilkington, dated November 28, 1922, recorded in Deed Book 50, page 250, in the office of the Register of Deeds for Swain County, North Carolina. And the party of the first part, for the consideration herein set out, hereby conveys any and all right, title, and interest which she may now have, or may hereafter have, in and to the minerals contained in the above described tract of land 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 party of the first part, for her self, her heirs, successors, administrators and assigns, covenants with the said party of the second part, its successors and assigns that she is seized of said land and premises in fee, and has right to convey the same in fee simple; that the same are free and clear from all encumbrances and that she will warrant and defend the title to same against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, The said party of the first part has hereunto set her hand and seals this the day, month and year above written.

_____ (Seal)	_____ (Seal)	s/ Susie Pilkington	_____ (Seal)
_____ (Seal)	_____ (Seal)	Susie Pilkington	_____ (Seal)
_____ (Seal)	_____ (Seal)		_____ (Seal)
_____ (Seal)	_____ (Seal)		_____ (Seal)

STATE OF NORTH CAROLINA, SWAIN COUNTY

I, Crawford Pearson, a Notary Public, in and for said State and Graham County do hereby certify that Susie Pilkington, unmarried, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

WITNESS my hand and official seal this 7th day of Feb., 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, 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 8 day of February, A.D., 1944.

H. J. Truett, Clerk Superior Court

Filed for registration on the 8th day of Feb., 1944, at 9:58 o'clock, A. M., and registered in the office of the Register of Deeds for Swain County, North Carolina, 15 day of February, 1944, at 11:00 o'clock A. M. in Book 67 of Deeds, and Page 173, etc.

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