

TENNESSEE VALLEY AUTHORITY WARRANTY DEED

DOCUMENTARY STAMPS \$1.65 attached.

STATE OF NORTH CAROLINA-SWAIN COUNTY
THIS DEED, Made this 10th day of February, 1944, by and between GEORGE N. SHOPE and wife, JOSIE H. SHOPE,

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 SEVENTY-EIGHT AND 10/100----- Dollars (\$1,078.10) 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 2 1/2 miles northwest of Proctor, and more particularly described as follows:

BEGINNING at a stake, a corner of the lands of J. A. Proctor et ux, and the North Carolina Exploration Company, and the most southwesterly point of the tract herein described; thence with the Company's line N. 6° 46' E., 642 feet, passing a 14 inch hemlock tree at 442 feet, to a point; thence N. 81° 48' E., 688 feet to a point; thence N. 25° 18' W., 1116 feet to a pine stump; thence N. 28° 49' E., 409 feet to a 22 inch hemlock tree; thence N. 32° 21' E., 368 feet to a point; thence N. 75° 58' E., 694 feet to a point, a corner of the lands of the North Carolina Exploration Company, and the J. E. Coburn Heirs; thence with the J. E. Coburn Heirs' line S. 8° 00' E., 2200 feet to a point; thence N. 73° 00' W., 540 feet to a double pine stump, a corner of the land of the J. E. Coburn Heirs, and the land in dispute between J. A. Proctor and the North Carolina Exploration Company; thence with the line claimed by the Company as its boundary line S. 68° 38' W., 1715 feet to a white pine stump, a corner of the lands of the North Carolina Exploration Company, and J. A. Proctor et ux; thence with J. A. Proctor's line N. 85° 24' W., 566 feet to the point of beginning, and containing 76 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 parties of the first part by deed from Allen Welch and wife, Maggie Welch, recorded in Book 62, page 390, in the office of the Register of Deeds for Swain County, North Carolina.

It is understood and agreed that the parties of the first part grant and convey 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 intestate succession as heirs at law of Magie Welch, deceased, and by virtue of a deed from Maude Welch, dated August 26, 1938, and recorded in Book 62, page 614, 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 of land by way of reversion, remainder, adverse possession, prescription, or otherwise.

The George N. Shope and wife, Josie H. Shope, who are named as parties of the first part in this deed are the same persons as the George Shope and wife, Josie Shope, who were named as grantees in the deed of record in Deed Book 62, page 390, 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 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/ George N. Shope	(Seal)
(Seal)	(Seal)	George N. Shope	(Seal)
(Seal)	(Seal)	s/ Josie H. Shope	(Seal)
(Seal)	(Seal)	Josie H. Shope	(Seal)

STATE OF NORTH CAROLINA
SWAIN COUNTY

I, H. J. Truett, a Clerk Superior Court for said County and State, do hereby certify that George N. Shope and Josie H. Shope, his wife, personally appeared before me this day and acknowledged the due execution of the foregoing instrument; and the said Josie H. Shope, wife of George N. Shope, 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 10th day of February, A.D., 1944.

(SEAL AFFIXED)

H. J. Truett
Clerk Superior Court

Filed for registration on the 10th day of Feb., 1944, at 1:50 o'clock, P. M., and registered in the office of the Register of Deeds for Swain County, North Carolina, 15 day of February, 1944, at 11:30 o'clock A. M. in Book 67 of Deeds, and Page 174, etc.

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