

TENNESSEE VALLEY AUTHORITY WARRANTY DEED

Map No. 5 R. 11

STATE OF NORTH CAROLINA-SWAIN COUNTY

THIS DEED, Made this 12th day of July, 1944, by and between

ORVIL JONES, 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 FIFTEEN AND 11/100----- Dollars (\$ 15.11 ) to him 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, an undivided 1/18 interest in 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 left bank of Hazel Creek, approximately 1/4 mile east of the State Highway No. 288 bridge across Hazel Creek, and more particularly described as follows: BEGINNING at a point in the center line of Hazel Creek and in the prolongation of a fence line, a corner of the lands of Bill Cable et ux, and Harley Pace, and the most northerly point of the tract herein described; thence with Harley Pace's line and the fence line South 30° 00' East, 310 feet, passing a stake at approximately 50 feet, to a fence angle; thence South 21° 00' East, 160 feet, leaving the fence line at approximately 120 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 South 12° 30' East, 1065 feet to a 20 inch pine snag at the top of Welch Ridge, a corner of the lands of Harley Pace, and the J. E. Coburn Heirs; thence with the J. E. Coburn Heirs' line and the top of the ridge as it meanders in a westerly direction approximately 570 feet to a stake, a corner of the lands of the J. E. Coburn Heirs, and Jim Brooks et ux; thence, with Jim Brooks' line and the top of a spur ridge as it meanders approximately along the following bearings and distances: North 28° 00' West, 575 feet; North 16° 30' West, 910 feet to a point; thence, leaving the ridge, North 7° 00' West, 30 feet to a point in the center line of Hazel Creek, a corner of the lands of Jim Brooks et ux, and Bill Cable et ux; thence with Bill Cable's line and the center line of the creek as it meanders upstream approximately 670 feet to the point of beginning, and containing 23.7 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' West.

The above described 1/18 interest was acquired by Orvil Jones as an heir at law of A. J. Jones, deceased, who acquired title by virtue of a deed from Henry McAden et al, dated March 17, 1904, and recorded in Book 26, Page 114, in the office of the Register of Deeds of Swain County, North Carolina.

It is further understood and agreed that this conveyance is made subject to the outstanding title of the United States of America for an undivided 1/2 interest in flowage easement rights as described in the Grant of Flowage Easement from Harley N. Ballew and wife, dated October 1, 1942, and recorded in Book 66, page 224, 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 party of the first part, for him self, his heirs, successors, administrators and assigns, covenants with the said party of the second part, its successors and assigns that he 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 he 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 his hand and seal this the day, month and year above written.

(Seal)	Witnesses to signature and	(Seal)	Orvil (X) Jones	(Seal)
	mark of Orvil Jones:		Orvil Jones	
(Seal)	James Denman, Bryson City,	(Seal)		(Seal)
	N.C.			
(Seal)	Mrs. Minnie Teague,	(Seal)		(Seal)
	Bryson City, N. C.	(Seal)		(Seal)

STATE OF NORTH CAROLINA, SWAIN COUNTY

I, James Denman, a Notary Public in and for Clay County, North Carolina, aforesaid, do hereby certify that Orvil Jones, unmarried, personally appeared before me this day and acknowledged the due execution of the foregoing instrument.

Witness my hand and official seal this 12th day of July, A.D., 1944. I further certify that I am qualified to act in all counties of the State of North Carolina by virtue of Section 3176, N. C. Code.

(Seal affixed) My commission expires: Oct. 6, 1945.

James Denman, Notary Public

STATE OF NORTH CAROLINA, SWAIN COUNTY

The foregoing certificate of James Denman a Notary Public of Clay County, attested by his official seal, is adjudged to be correct. Let the instrument, and the certificate, be registered.

Witness my hand this 12th day of July, A.D., 1944.

H. J. Truett, Clerk Superior Court

Filed for registration on the 12th day of July, 1944, at 1:30 o'clock, P. M., and registered in the office of the Register of Deeds for Swain County, North Carolina, 12 day of July, 1944, at 5:00 o'clock P. M. in Book 67 of Deeds, and Page 236, etc.

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