

Prepared by <i>Roll J. Bullock Heirs</i>	Attorney <i>Roll J. Bullock Heirs</i>
Chattanooga, Tennessee	37401

GRANT OF TRANSMISSION LINE EASEMENT

TRACTS ECA-6, and -11

FOR AND IN CONSIDERATION of the sum of SEVEN THOUSAND FIFTY AND NO/100
----- Dollars (\$ 7,050.00),

cash in hand paid, receipt whereof is hereby acknowledged, we, the undersigned,

MATTIE DILLON

have this day bargained and sold, and by these presents do hereby grant, bargain, sell, transfer, and convey unto the United States of America a permanent easement and right of way for the following purposes, namely: the perpetual right to enter at any time and from time to time and to erect, maintain, repair, rebuild, operate, and patrol one line(s) of poles or transmission line structures with sufficient wires and cables for electric power circuits and telephone circuits, and all necessary appurtenances, in, on, over, and across said right of way, together with the right to clear said right of way and keep the same clear of brush, trees, buildings, and fire hazards; to destroy or otherwise dispose of such trees and brush; and to remove, destroy, or otherwise dispose of danger trees, if any, located beyond the limits of said right of way; all over, upon, across, and under the following described land, to wit:

TRACT NO. ECA-6

A strip of land for a right of way located in the First Civil District of Putnam County, State of Tennessee, as shown on a map prepared by the Tennessee Valley Authority and entitled "East Cookeville-Algood Transmission Line," said strip being 75 feet wide, lying 37.5 feet on each side of the center line of a transmission line location, the center line being more particularly described as follows:

Beginning at a point where the center line crosses a fence line, which is the west line of the land of Mattie Dillon and the east line of the land of the Roll J. Bullock Heirs, at survey station 35 + 08 on the center line of the location, said point being S. 2° 51' E., 798 feet from a corner of the lands of Mattie Dillon and the Roll J. Bullock Heirs; thence N. 70° 46' E., 807 feet to a point where the center line crosses a fence line, which is the east line of the land of Mattie Dillon and the west line of the land of Marvin Bohannon et al, at survey station 43 + 15, said point being S. 2° 08' W., 29.0 feet from a corner of the lands of Mattie Dillon, Clarence Donald Roberson, and Marvin Bohannon et al.

The above described strip of land is a continuous right of way 75 feet wide through the said property between the above named west and east property lines and includes the center line for a net distance of 807 feet.

1995811

TRACT NO. ECA-11

A strip of land for a right of way located in the First Civil District of Putnam County, State of Tennessee, as shown on a map prepared by the Tennessee Valley Authority and entitled "East Cookeville-Algood Transmission Line," said strip comprising a portion of the Highland Terrace Subdivision and being 75 feet wide, lying 37.5 feet on each side of the center line of a transmission line location, the center line being more particularly described as follows:

Beginning at a point where the center line of the location crosses the north line of the right of way of U. S. Highway No. 70, at survey station 50 + 28.4 on the center line of the location, said point being 173 feet, as measured along the highway right of way line in a westerly direction, from the intersection of the highway right of way line with the west line of the right of way of Valuciao Avenue; thence N. 0° 13' W., 414.8 feet to a point where the center line crosses the south line of the right of way of Eastwood Drive, at survey station 54 + 43.2.

The above described strip of land is a continuous right of way 75 feet wide through the said property between the above named boundary lines and includes the center line for a net distance of 414.8 feet.

The previous and last conveyances of this property are deed of record in Deed Book 27, page 147, in the office of the Register of Putnam County, Tennessee, and Will of record in Will Book A, page 355, in the office of the County Court Clerk of Putnam County, Tennessee.

TO HAVE AND TO HOLD the said easement and right-of-way to the United States of America, and its assigns, forever.

We covenant with the said United States of America that we are lawfully seized and possessed of said real estate, have a good and lawful right to convey the easement rights hereinabove described, that said property is free of all encumbrances, and that we will forever warrant and defend the title thereto against the lawful claims of all persons whomsoever.

We do further covenant and agree that the payment of the purchase price above stated is accepted by us as full compensation for all damage caused by the exercise of any of the rights above described; EXCEPT that the United States of America shall remain liable for any damage to growing crops and fruit trees and any direct physical damage caused to the property of the undersigned by its construction forces or by the construction forces of its agents and employees, in the erection and maintenance of, or in exercising a right of ingress and egress to said lines.

In further consideration of the payment of the purchase price above stated, we for ourselves, our heirs, personal representatives, successors, and assigns, covenant and agree to and with the United States of America that no buildings or fire hazards shall be erected or maintained within the limits of the right-of-way, and this shall be a real covenant which shall attach to and run with the land affected by the easement rights and shall be binding upon everyone who may hereafter come into ownership of said land, whether by purchase, devise, descent, or succession.

Wherever the context hereof requires, the plural number as used herein shall be read as singular.

IN WITNESS WHEREOF, I have hereunto subscribed my name on this the 25 day of August, 1970.

Mattie Dillon
MATTIE DILLON

484
STATE OF TENNESSEE
COUNTY OF TENNAMI

Before me personally appeared

MATTIE DILLON

, to me known
to be the person described in and who executed the foregoing instrument, and
acknowledged that she executed and delivered the same as her free act and
deed on the day and year therein mentioned.

WITNESS my hand and seal of office this 25 day of August, 1916.

My commission expires:

May 13, 1917

Carleton D. Renshaw
Notary Public

STATE OF
COUNTY OF

Before me personally appeared

, to me known
to be the person described in and who executed the foregoing instrument, and
acknowledged that executed and delivered the same as free act and
deed on the day and year therein mentioned.

WITNESS my hand and seal of office this _____ day of _____, 19__.

My commission expires:

Notary Public

STATE OF
COUNTY OF

Before me appeared _____, to me personally known, who,
being by me duly sworn, did say that he is the _____ of
_____, a corporation, and that the seal
affixed to the foregoing instrument is the corporate seal of said corporation, and
that said instrument was signed, sealed, and delivered in behalf of said corporation,
by authority of its Board of Directors, and he, as such officer, acknowledged said
instrument to be the free act and deed of said corporation on the day and year
therein mentioned.

WITNESS my hand and seal of office this _____ day of _____, 19__.

My commission expires:

Notary Public

STATE OF MISSISSIPPI

COUNTY OF

Personally appeared before me _____, the
Chancery Court Clerk in and for said County and State,

_____, the subscribing witness
to the foregoing instrument, who, being first duly sworn, deposed and saith that
he saw the above named

_____, whose name _____ subscribed thereto,
sign and deliver the same to the United States of America; and that he, this
affiant, subscribed his name as a witness thereto in the presence of the said

Witness my hand and official Seal of office in the State and County aforesaid,
this the _____ day of _____, 19 ____.

Chancery Court Clerk.

RETURN TO LAND BRANCH, TVA, 523 LUPTON BUILDING, CHATTANOOGA, TENNESSEE

MATTIE DILLON

TO

THE UNITED STATES OF AMERICA

I hereby certify that the within conveyance was lodged in my office for record
on Aug. 25, 1970, at 3:34 o'clock P m., noted
in Note Book 10, Page 60, and duly recorded in Book of Deeds _____,
Vol. 125, Page 481, on the Aug 25, 1970.

Fee 3.50

James W. Breeding
Register