cbh
This instrument was prepared by:
Robert H. Critchfield, Attorney
523 Lupton Building
Chattanooga, Tennessee

BOOK 4198 PAGE 910

WARRANTY DEED AND GRANT OF ROAD EASEMENT

DGRC-1 & DGRC-1A

FOR AND IN CONSIDERATION of the sum of FIVE THOUSAND FOUR HUNDRED AND NO/100 Dollars ($5,400.00), cash in hand paid, receipt whereof is hereby acknowledged, we, the undersigned,

ROGER N. HUTTON, single

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) The following described tract of land together with all improvements thereon:




TRACT NO. DGRC-1

A parcel of land located in Davidson County, State of Tennessee, on the left side of the Harpeth River, approximately 3/4 mile south of the Davidson, Tennessee, Substation, as shown on a map prepared by the Tennessee Valley Authority and entitled "Hutton, Tennessee Microwave Reflector Station Site Property Map," said parcel being more particularly described as follows:

Beginning at a poing marked by an angle iron in the south line of the land of Roger N. Hutton, which is the north line of the land of Rose Lee Hughes, said point being S. 76° 46' E., 78 feet from a corner of the lands of Roger N. Hutton and Rose Lee Hughes; thence along the following bearings and distances:

N. 13° 14' E., 50 feet to an angle iron,

S. 76° 46' E., 40 feet to an angle iron,




S. 13° 14' W., 50 feet to an angle iron in the south line of the land of Roger N. Hutton, which is the north line of the land of Rose Lee Hughes; thence with the property line N. 76° 46' W., 40 feet to the point of beginning, and containing 0.50 acre, more or less.

(B) A permanent easement and right of way for the following purposes, namely: the right to enter at any time and from time to time, upon the hereinafter described land to clear said right of way and to keep same clear of brush, trees, buildings and structures all on, over, and across the following described land, to wit:

TRACT NO. DGRC-1A

A permanent easement and right to clear and keep cleared a strip of land located in Davidson County, State of Tennessee, on the left side of the Harpeth River, approximately 3/4 mile south of the Davidson, Tennessee, Substation, as shown on a map prepared by the Tennessee Valley Authority and entitled "Hutton, Tennessee Microwave Reflector Station Site Property Map," said strip lying on each side of a center line, the center line and the boundaries of the strip being more particularly described as follows:

Beginning at a point in the north line of the land to be acquired in fee by the Tennessee Valley Authority in the name of the United States of America from Roger N. Hutton under the designation of Tract No. DGRC-1, said point being S. 76° 46' E., 20 feet from an angle iron at the northwest corner of Tract No. DGRC-1, the strip being bounded on the south end by the north line of Tract No. DGRC-1,

a line that extends on a bearing of S. 76° 46' E., on the west side by a line that extends from a point 15 feet west of the center line at the south end of the strip to a point 30 feet west of the center line at the north end, and on the east side by a line that extends from a point 15 feet east of the center line at the south end of the strip to a point 30 feet east of the center line at the north end; thence with the center line of the strip N. 17° 44' 20" E., 300 feet to a point where the strip terminates and becomes bounded on the north end by a line at right angles to the center line.

The above described strip of land contains 0.31 acre, more or less.

TO HAVE AND TO HOLD the said land, 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 same, 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.

IN WITNESS WHEREOF, we have hereunto subscribed our names on this the 18 day of December, 1967.

Roger N. Hutton
ROGER N. HUTTON
By Charlyne Pickard
CHARLYNE PICKARD
and Christine H. Presley
CHRISTINE H. PRESLEY, as Attorneys in Fact under the Power of Attorney recorded in Book 4112, page 283, in the office of the Register of Davidson County, Tennessee.

STATE OF
COUNTY OF

Before me personally appeared

CHARLYNE PICKARD and CHRISTINE H. PRESLEY, as Attorneys in Fact for ROGER N. HUTTON

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

WITNESS my hand and seal of office this 14 day of December, 1967.

THOMAS D. KOONS, NOTARY PUBLIC AT LARGE, STATE OF TENNESSEE
MY COMMISSION EXPIRES: OCTOBER 10, 1970

Thomas D. Koons
Notary Public

My commission expires:

NOTARY PUBLIC AT LARGE STATE OF TENNESSEE

00304

STATE OF
COUNTY OF

FELIX Z. WILSON II REGISTER
DAVIDSON COUNTY
STATE OF TENN

DEC 19 2 05 PM '67
BOOK 3118 PAGE 16
RECORDING FEE $ 4.50

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 .

Notary Public

My commission expires:

mail - R. F. Beckett Bldg.
533 Lupton Bldg.
Chattanooga Tenn

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 said 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 .

Notary Public

My commission expires: