

GRANT OF TRANSMISSION LINE EASEMENT

920 43

FOR AND IN CONSIDERATION of the sum of SEVENTY-FIVE AND NO/100 - - - - -
 - - - - - Dollars (\$ 75.00),
 cash in hand paid, receipt whereof is hereby acknowledged, we, the undersigned,

ARTHUR H. GORDON and wife, DOLLIE GORDON,

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 or more electric power transmission lines, and one or more telephone lines, including the right to erect poles and other transmission line structures, wires, cables, and any necessary appurtenances; the right to clear said right-of-way and keep the same clear of brush, trees, buildings, and fire hazards; and the right to remove 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:

A triangular parcel of land for a right of way located in the First Civil District of Roane County, State of Tennessee, as shown on a map entitled "Harriman-Rockwood Transmission Line" filed in the office of the Register of Roane County, said parcel lying on the north side of the center line of a transmission line location and being more particularly described as follows:

Beginning at a corner of the lands of Arthur Gordon & wife, Walter Carroll et ux, and the United States of America, said corner being 47.4 feet north of and opposite survey station 4 + 86.7 on the center line of the location; thence with the center line of a road, which is the east line of the land of Arthur Gordon & wife and the west line of the land of the United States of America, in a southerly direction, 31.2 feet to a point in the north line of the present right of way for the Harriman-Rockwood transmission line, said point being 16.1 feet north of and opposite survey station 4 + 86.4; thence, leaving the property line and the center line of the road, with the said present right of way line S. 79° 39' W., 158.3 feet to a point in the south line of the land of Walter Carroll et ux; thence, leaving the present right of way line, with the south line of the land of Walter Carroll et ux N. 68° 17' E., 155.6 feet to the point of beginning, and containing 0.06 acre, more or less.

Being a part of the property acquired by the grantors herein from J. J. McNew and wife, Blanch McNew by deed dated February 7, 1944, recorded in Deed Book B-6, page 386, Office of Register, Roane County, Tennessee.

Arthur H. Gordon, one of the grantors herein, is one and the same person as Arthur Gordon, one of the grantees in the deed recorded in Deed Book B-6, page 386.

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 same, that the same 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 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.

IN WITNESS WHEREOF, we have hereunto subscribed our names on this the 3 day of September, 1952.

Arthur H. Gordon
ARTHUR H. GORDON

Dollie Gordon
DOLLIE GORDON

STATE OF TENNESSEE

COUNTY OF ROANE

On this 3rd day of September, 19 52, before me personally appeared ARTHUR H. GORDON and DOLLIE GORDON his wife, to me known to be the persons 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 at office, this 3 day of September, 1952.

F. C. Barrows
Title: Notary Public
F. C. BARROWS
NOTARY PUBLIC
STATE OF TENNESSEE AT LARGE
MY COMMISSION EXPIRES OCT. 4, 1954

My commission expires:

STATE OF

COUNTY OF

On this _____ day of _____, 19 _____, before me personally appeared _____ and _____ h wi, to me known to be the persons described in and who executed the foregoing instrument, and acknowledged that he executed and delivered the same as _____ free act and deed on the day and year therein mentioned.

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

Title:

My commission expires:

STATE OF

COUNTY OF

On this _____ day of _____, 19 _____, 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 said _____

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 at office in this _____ day of _____, 19 _____.

Title:

GRANT OF TRANSMISSION LINE EASEMENT

ARTHUR H. GORDON ET UX

To
THE UNITED STATES OF AMERICA

I hereby certify that the within conveyance was lodged in my office for record on the 4 day of Sept, 1952, at 9²⁰ o'clock A M., noted in Note Book F, Page 315, and duly recorded in Book of Deeds E, Volume 7, Page 587, on the 4 day of Sept, 1952.

Helena B. Lewis
Register
Fee 225

Chancery Court Clerk.