

GRANT OF TRANSMISSION LINE EASEMENT

TRACTS CAF-4 and 6

FOR AND IN CONSIDERATION of the sum of TEN THOUSAND AND NO/100 DOLLARS (\$10,000.00), cash in hand paid, receipt whereof is hereby acknowledged, we, the undersigned,

JAMES E. WILLIAMS and wife, JOANNA F. WILLIAMS,

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 as many lines of transmission line structures as TVA may at any time and from time to time deem necessary or useful for electric power transmission purposes for Tract CAF-4, and one line of transmission line structures for Tract CAF-6 with sufficient wires and cables for electric power circuits and all necessary appurtenances; to clear said right-of-way and keep it clear of all trees, brush, buildings, signboards, stored personal property, and fire hazards; to destroy or otherwise dispose of such trees and brush; to prevent the drilling or sinking of wells within the right-of-way; and to remove, destroy, or otherwise dispose of any trees located beyond the limits of the right-of-way which in falling would come within 10 feet of any transmission line structure or conductor; all over, upon, across, and under the following described land, to wit:

TRACT CAF-4

A permanent easement and right-of-way for transmission lines on, over, and across a parcel of land located in the city of Southaven in DeSoto County, State of Mississippi, in fractional sec. 16, T. 1 S., R. 8 W., as shown on sheet 6A of US-TVA drawing LW-5277, the said parcel lying on each side of the centerline of a transmission line location and being more particularly described as follows:

Beginning at a point in the centerline of a creek at a common corner of the lands of James E. Williams et ux., Paul E. Milam et ux., and the Clearview Baptist Church; thence with the line of the land of the Clearview Baptist Church and with the centerline of the creek as it meanders in a general northwesterly direction 387.6 feet, crossing the centerline of the transmission line location at survey station 557 + 75 and at 52.1 feet, to a point; thence leaving the property line and the creek and with a line 212.5 feet west of and parallel to the centerline of the transmission line location N. 15° 50' E., 111.7 feet to a diametrically point opposite an angle in the centerline of the location at survey station 559 + 94.6; thence N. 45° 50' E., 202.0 feet to a point in Paul E. Milam et ux.'s line; thence with Paul E. Milam et ux.'s line, leaving the parallel line, S. 0° 06' E., 514.1 feet, crossing the centerline of the transmission line location at survey station 558 + 36 and at 406.1 feet, to the point of beginning, and containing 1.2 acres, more or less.

Prepared by Wayne Queen, Attorney, TVA, Chattanooga, TN 37401  
Grantor Address: 3638 State Ln. Rd., W. Ph. 601-342-4648  
Southaven, Ms. 38671  
Grantee " : 470 Lupton Bldg., Chatta., TN 37401 - Ph. 615-751-2020

## TRACT CAF-6

A permanent easement and right-of-way for a transmission line on, over, and across a triangular parcel of land located in the city of Memphis in the Third Civil District of Shelby County, State of Tennessee, as shown on sheet 6A of US-TVA drawing LW-5277, the said parcel lying on the northwest side of the centerline of a transmission line location and being more particularly described as follows:

Beginning at a point in a fence line, a corner of the land of the United States of America (Freeport, Tennessee, Substation, US-TVA Tracts FRESS-1 and FRESS-1A) and the land of Paul E. Milam et ux., the said point being 165.3 feet northwest of and opposite survey station 565 + 56.1 on the centerline of the transmission line location; thence with Paul E. Milam et ux.'s line N. 89° 02' W., 66.5 feet to a point; thence leaving the property line and with a line 212.5 feet northwest of and parallel to the centerline of the location N. 45° 50' E., 92.7 feet to a point in a fence line and in the line of the land of the United States of America (US-TVA Tract FRESS-1); thence with the United States of America's boundary line and the fence line due south, 65.7 feet to the point of beginning, and containing 0.1 acre, more or less.

The previous and last conveyance of this property is deed of record in Deed Book 153, page 609, in the office of the Chancery Court Clerk of DeSoto County, Mississippi (CAF-4), and also of record in Book S4, page 2523, in the office of the Register of Shelby County, Tennessee (CAF-6).

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 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 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.

We, for ourselves, our heirs, personal representatives, successors, and assigns, covenant with the United States of America that no buildings, sign-boards, or fire hazards will be erected or maintained within the limits of the right-of-way, that the right-of-way will not be used for the storage of personal property, and that no well will be drilled or sunk within the right-of-way, and agree that 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.

AA 6836

CAF-4 and 6

Rose Garibaldi Hart and Catherine Geribaldi Benjamin declare that they are the lawful owners and holders of the indebtedness secured by the trust deed of James E. Williams and wife, Joanna F. Williams, recorded in Deed Book 272, page 202, in the office of the Chancery Court Clerk of Desoto County, Mississippi, and also of record in Book S4, page 2524, in the office of the Register of Shelby County, Tennessee, and for a valuable consideration, join in this instrument and subordinate the lien of said trust deed to the easement herein granted, but otherwise specifically retain said lien.

IN WITNESS WHEREOF, we have hereunto subscribed our names this 17<sup>th</sup> day of AUGUST, 1987.

ROSE GARIBALDI HART

CATHERINE GARIBALDI BENJAMIN

*James E. Williams*  
JAMES E. WILLIAMS

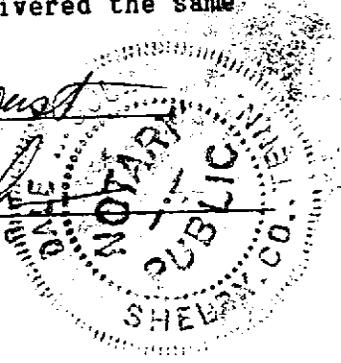
*Joanna F. Williams*  
JOANNA F. WILLIAMS

STATE OF TENNESSEE, COUNTY OF SHELBY

Before me personally appeared JAMES E. WILLIAMS and wife, JOANNA F. WILLIAMS, 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 of office this 17<sup>th</sup> day of August 1987.

*Dale C. [Signature]*  
Notary Public



My commission expires: **COMMISSION EXPIRES JULY 14, 1991**

TVA 9575-2 (LA\*W-2-82)  
JWO:DHS (7/7/87)  
1156M

SHELBY COUNTY  
REGISTER OF DEEDS  
1987 SEP -1 AM 9:03

AA 6836
STATE TAX _____
REGISTER'S FEE _____
RECORDING FEE <u>9.00</u>
TOTAL _____
STATE OF TENNESSEE
SHELBY COUNTY
GUY B. DATES
REGISTER
By <u>[Signature]</u> O.R.

AA6836

Filed @ 10:15A Sept. 1, 1987  
Recorded in book 198 Page 263  
H. G. Ferguson, Chancery Clerk