

Prepared by and return to:

TVA Tract No. FRM-78

Reba H. Sime

Reba H. Sime, Attorney
 Tennessee Valley Authority
 1101 Market Street, Edney Building 4A
 Chattanooga, Tennessee 37402-2801
 (423) 751-2099

STATE NO. - DESOTO CO.

FILED

APR 23 10 23 AM '97

BK 315 PG 217
W.E. DAVIS CH. CLK.**GRANT OF TRANSMISSION LINE EASEMENT**

FOR AND IN CONSIDERATION of the sum of TWENTY-THREE THOUSAND NINE HUNDRED AND NO/100 DOLLARS (\$23,900.00), cash in hand paid, receipt whereof is hereby acknowledged, we, the undersigned,

MILDRED DAVIS, YVONNE D. KING, ARTHUR KING
 GENE WAYNE KING, and DAVID KING

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 of poles or transmission line structures with sufficient wires and cables for electric power circuits and communication 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 any trees located beyond the limits of said right-of-way which in falling could come within 5 feet of any transmission line structure or conductor; all over, upon, across, and under the land described in Exhibit A hereto attached and by this reference hereby incorporated in and made a part of this instrument as fully as if here written.

The previous and last conveyances of this property are deeds of record in Deed Book 132, page 665, and Deed Book 133, page 11, in the office of the Chancery Court Clerk of Desoto County, Mississippi.

The Grantors covenant that the above-described property constitutes no part of their homestead.

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 line.

We, for ourselves, our heirs, personal representatives, successors, and assigns, covenant with the UNITED STATES OF AMERICA that no buildings or fire hazards will be erected or maintained within the limits of 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 requires, the plural number as used herein shall be read as singular.

IN WITNESS WHEREOF, we have hereunto subscribed our names this 16th day of April, 19 97.

Mildred Davis
MILDRED DAVIS

YVONNE D. KING

ARTHUR KING

GENE WAYNE KING

DAVID KING

STATE OF TEXAS)
) SS
COUNTY OF HARRIS)

Before me personally appeared MILDRED DAVIS, 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 official seal this 16th day of April, 19 97.

Ruth E Orr
NOTARY PUBLIC

My Commission Expires:

STATE OF TEXAS)
) SS
COUNTY OF HARRIS)



Before me personally appeared YVONNE D. KING, 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 official seal this _____ day of _____, 19 _____.

NOTARY PUBLIC

My Commission Expires:

STATE OF TEXAS)
) SS
COUNTY OF HARRIS)

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

WITNESS my hand and official seal this _____ day of _____, 19 ____ .

NOTARY PUBLIC

My Commission Expires:

STATE OF TEXAS)
) SS
COUNTY OF RANDALL)

Before me personally appeared GENE WAYNE KING, to me known to be the person described in and who executed the foregoing instrument, and acknowledged that he executed and delivered the same as his free act and deed on the day and year therein mentioned.

WITNESS my hand and official seal this _____ day of _____, 19 ____ .

NOTARY PUBLIC

My Commission Expires:

STATE OF TEXAS)
) SS
COUNTY OF HARRIS)

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

WITNESS my hand and official seal this _____ day of _____, 19 ____ .

NOTARY PUBLIC

My Commission Expires:

The name and address of the owner of the aforescribed easement is:

EASEMENT OWNER: United States of America
Tennessee Valley Authority
EB 4A
1101 Market Street
Chattanooga, Tennessee 37402-2801
Telephone: 423-751-3542

[Tax Exempt - Miss. Code
§27-37-301]

The name and address of the legal owner is:

OWNER: Mildred Davis et al.
2675 Gessner, Apartment 104
Houston, Texas 77080
(713) 460-2877

(See D.B. 132, page 665, and
D.B. 133, page 11)

INDEXING INFORMATION: NE ¼ of SW ¼ of Section 15, T2S, R8W

EXHIBIT A

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FREEPORT - MILLER

Mildred Davis et al

A permanent easement for transmission line purposes on, over, and across a parcel of land located in Section 15, Township 2 South, Range 8 West of DeSoto County, State of Mississippi, as shown on sheet 5, of US-TVA drawing LW-8034, Revision 0, the said parcel being more particularly described as follows:

Commencing at the southeast corner of Section 15, Township 2 South, Range 8 West and the southwest corner of Section 14, Township 2 South, Range 8 West; thence leaving said corner and with the east line of Section 15 and the west line of Section 14, N. 0° 54' 13" E., 2641 feet to a point, said point being in the centerline of the location at survey station 484 + 50.30, said section line being the centerline of a 21 foot bituminous road (Robinson Gin Road North) and being the east property line of the land of Robert E. Morgan et ux, and the east property line of the land of Luke Bullard, Jr., and the west property line of the land of Charlie M. Billingsley; thence leaving said point and with the centerline of the said location N. 89° 32' 02" W., crossing the east - west 1/4 section line of Section 15 at survey station 476 + 88.50 and crossing the north - south 1/4 section line of Section 15 at survey station 458 + 25.00, 3749.62 feet to a point of intersection at survey station 447 + 00.68; thence continuing with the said centerline S. 16° 56' 50" W., 761.28 feet to a point, said point being in the west property line of the land of Mildred Davis et al and being in the east property line of the land of Michael D. Barton et ux at survey station 439 + 39.40, said point being the point of beginning.

Thence from the point of beginning and with the said property line N. 0° 14' 14" E., 173.90 feet to a point, said point being in the west right-of-way line of the said location; thence leaving said point and with the said right-of-way line N. 16° 56' 50" E., 599.18 feet to a point, said point being in the north property line of the land of Mildred Davis et al and in the south property line of the land of Nancy Lee Kimbro Jones et al, said property line being the east - west 1/4 section line of Section 15; thence leaving said point and with the said property line and said 1/4 section line S. 89° 11' 10" E., 1171.06 feet to a property corner common between the lands of Mildred Davis et al, Nancy Lee Kimbro Jones et al, Strickland Bullard et ux, and Rose Luann Eaton, said corner being 11.31 feet left of survey station 458 + 25.03, said corner being in the said north - south 1/4 section line of Section 15; thence leaving said point and with the east fenced property line of the land of Mildred Davis et al and the west fenced property line of the land of Rose Luann Eaton and with the said 1/4 section line S. 0° 37' 23" W., 11.32 feet to a point, said point being in the centerline of the said location at survey station 458 + 25.00; thence continuing with the said fenced property line and said 1/4 section line S. 0° 37' 23" W., 50.00 feet to a point, said point being in the south right-of-way line of the said location; thence leaving said point and with the said right-of-way line N. 89° 32' 02" W., 1086.83 feet to a point; thence continuing with the said right-of-way line S. 16° 56' 50" W., 890.52 feet to a point, said point being in the west property line of the land of Mildred Davis et al and in the east property line of the land of

Mildred Davis et al

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Willie Cooper; thence leaving said point and with the said property line N. 0° 14' 14" E., 173.90 feet to the point of beginning and containing 3.4 acres, more or less.

The above described parcel of land is lying entirely in the northeast 1/4 of the southwest 1/4 of Section 15, Township 2 South, Range 8 West.

Furthermore, said permanent easement rights include the perpetual right to install, maintain, and replace guy wires and necessary appurtenances outside the right-of-way for the transmission line structures located at survey stations 441 + 10 and 447 + 00.68.

01/31/97

date received 3/20/97