

OWNER & TAX RESPONSIBILITY:
East Tennessee Export Company
P.O. 501
LOUDON, TENNESSEE 37774

PREPARED BY
WM. H. RUSSELL
ATTORNEY
P.O. BOX 314
LOUDON, TN 37774
(615) 458-4371

WARRANTY DEED

THIS INDENTURE, made this the 30th day of July, 1987 between WILLIAM HENRY RUSSELL and wife, MARY MONK RUSSELL, of Loudon County, Tennessee, parties of the first part, and EAST TENNESSEE EXPORT COMPANY, a Tennessee corporation doing business as ETNECO in Loudon County, Tennessee, party of the second part;

WITNESSETH, that the parties of the first part, for and in consideration of the sum of Ten Dollars (\$10.00), and other good and valuable consideration not herein recited, to them in hand paid by the party of the second part, the receipt of which is hereby acknowledged, have granted, bargained, sold, and conveyed, and do hereby grant, bargain, sell and convey unto the party of the second part all of their interest whatsoever in the following described premises, to wit:

SITUATED in District No. Four (4) of Loudon County, Tennessee, and more particularly described as follows, to-wit:

BEGINNING on a set iron pin in the Eastern edge of Dry Valley Road, corner to Pat O'Dell; thence with the lands of O'Dell S. 71 deg. 43 min. E. 265.37 feet to a point; thence with the lands of O'Dell S. 57 deg. 46 min. E. 243.46 feet to a point; thence with the lands of O'Dell N. 82 deg. 13 min. E. 802.00 feet to a found iron pin; thence with lands of O'Dell N. 18 deg. 32 min. W. 580.27 feet to a found iron pin, corner with O'Dell and Otis Millsaps; thence with lands of Otis Millsaps N. 65 deg. 19 min. E. 612.78 feet to a found iron pin, corner with Millsaps and William Russell; thence with lands of Russell S. 31 deg. 20 min. E. 794.83 feet to a found iron pin; thence S. 75 deg. 36 min. W. 385.34 feet to a point; thence S. 82 deg. 13 min. W. 1223.99 feet to a point; thence N. 57 deg. 46 min. W. 249.50 feet to a point; thence N. 71 deg. 43 min. W. 267.22 feet to a found iron pin, corner with Russell and the right-of-way of Dry Valley Road; thence with the right-of-way of Dry Valley Road N. 29 deg. 24 min. E. 25.48 feet to a set iron pin, the point of BEGINNING, being a tract of land irregular in shape containing 11.98 acres according to a survey of Rex T. Ball, R.L.S. No. 897, dated July 27, 1987, to which specific reference is heremade.

THIS being a part of the same property conveyed to the Grantors by deed dated September 20, 1980 and recorded in Deed Book 142 page 150 in the Register's Office of Loudon County, Tennessee.

The Grantors have installed underground utilities along the Northern edge of the property herein conveyed for which they retain an easement, including the right to come upon the property to repair, replace or otherwise service said utilities, for themselves, their heirs or assigns.

This deed is subject to a pipeline easement crossing said property and an oil and gas lease.

There is a driveway leading from Dry Valley Road to the property retained by the Grantors over which the Grantees herein are granted the right to use as a way to the subject

property, with the Grantees agreeing to equally divide the maintenance costs thereof with the Grantors.

with the hereditaments and appurtenances thereto appertaining, hereby releasing all claims to Homestead and Dower therein. TO HAVE AND TO HOLD the said premises to the said party of the second part, its heirs and assigns forever.

And the said parties of the first part, for themselves and for their Heirs, Executors and Administrators, do hereby covenant with the said party of the second part, its heirs and assigns, that they are lawfully seized in fee simple of the premises above conveyed and they have full power, authority and right to convey the same, that said premises are free from all incumbrances,

and that they will forever warrant and defend the said premises and the title thereto against the lawful claims of all persons whomsoever.

IN WITNESS WHEREOF, the said parties of the first part have set their hands and seals on the day and year first above written.

William Henry Russell
WILLIAM HENRY RUSSELL

Mary Monk Russell
MARY MONK RUSSELL

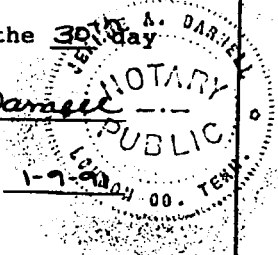
STATE OF TENNESSEE)
COUNTY OF LOUDON)

Before me, the undersigned authority, a Notary Public in and for the State and County aforesaid, personally appeared WILLIAM HENRY RUSSELL and wife, MARY MONK RUSSELL, the within bargainors with whom I am personally acquainted, or who proved to be on the basis of satisfactory evidence, and who acknowledged that they executed the within instrument for the purposes therein contained.

WITNESS my hand and seal at office on this the 30th day of July, 1987.

Jeanne A. Darvell
NOTARY PUBLIC

My Comm. Expires: 1-9-90



STATE OF TENNESSEE, LOUDON COUNTY REGISTER'S OFFICE:

THIS INSTRUMENT RECEIVED AT 2:50 O'CLOCK P. M., OF THE 16 DAY OF August 1987 DULY CERTIFIED AND REGISTERED

IS SAID OFFICE IN dead BOOK NO. 168 PAGE 269 AND NOTED IN BOOK NO. N PAGE 254

STATE TAX PAID \$ 48.00
FEE PAID \$ 8.00

Jeanne A. Darvell REGISTER

I, or we, hereby swear or affirm that the actual consideration for this transfer or value of the property transferred, which is greater is \$17,000.00 which amount is equal to or greater than the amount which the property transferred would command at a fair voluntary sale.

Robert L. Coakley
Affiant

Subscribed and sworn to before me this the 30th day of July 1987

Jeanne A. Darvell
Notary Public

My Commission Expires: 1-9-90

