



Protecting THE HIWASSEE RIVER LANDSCAPE



Unparalleled scenic
beauty and
unique heritage...

THE NEED

*It's an important part of our
Tennessee way of life...*

Southeast Tennessee has seen significant growth in recent years and our communities continue to bloom, bringing new businesses and residents. But the very reason we choose to live in this region is now at risk. The mountain vistas, river valleys, heirloom farms and green space surrounding our cities and towns are all an important part of our Tennessee way of life. We are losing critical lands at an alarming rate and these lands must be protected now, *before it is too late.*



*Contact us to learn more about
protecting the land you love:*

The Land Trust for Tennessee
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How?

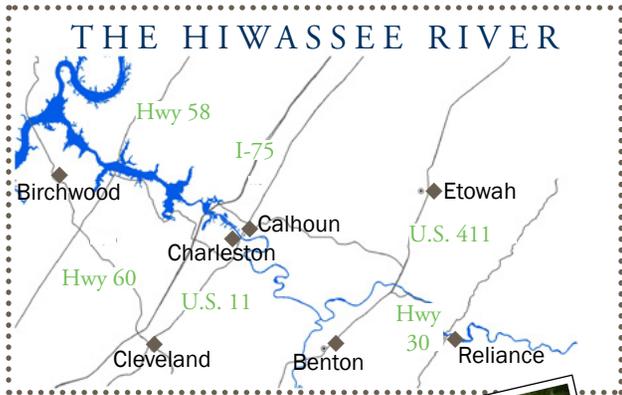
- ◆ We partner with communities to provide linkages between already protected public and private lands to create corridors that enhance both wildlife habitats and the overall health of our communities.
- ◆ We work with partners—both public and private—to protect land using a variety of tools, such as: conservation agreements, open space planning and the facilitation and negotiation of land purchases.



A CONSERVATION AGREEMENT

A Landowner's Tool

- ◆ A conservation agreement is a legal agreement between the landowner and The Land Trust to permanently limit the uses of the land in order to protect its conservation values.
- ◆ In most cases, the landowner can be eligible for Federal income, estate and property tax benefits.
- ◆ The landowner continues to own the land and can live on it, sell it or pass it to heirs with the agreement remaining in place.



Southeastern Anglers



PHOTO: Cassi Yost



Community-based land conservation is the driving force behind The Land Trust for Tennessee.

A place for you and your family to relax, enjoy nature & breathe deeply... forever.

The Hiwassee River region provides unparalleled scenic beauty with unique cultural and natural heritage from Civil War and Native American historical lands, including the Trail of Tears, to Tennessee Century Farms. This landscape connects us to the natural world with abundant biodiversity and wildlife. It contains a rich agricultural legacy and continues to be a source of food for our families. It offers us a dynamic place to play, whether floating or fishing its waters, hiking its trails or hunting its forests. This is a special place for Tennesseans and tourists alike... boosting the local economy, public health and the spirit of the community.

Safeguarding this region affects us all!



PHOTO: Cynthia Routledge

ABOUT THE LAND TRUST FOR TENNESSEE:

The Land Trust protects Tennessee's natural and historic landscapes so you and your family have a place to bike, hike, fish, farm, eat local, play, relax, be healthy and breathe deeply... forever.

Our mission is to work with willing landowners, partner organizations, communities and governments to preserve the unique character of Tennessee's natural and historic landscapes and sites for future generations.

The Land Trust for Tennessee is a private, not-for-profit 501(c)(3) charitable organization established in 1999.



Our work in the Hiwassee River Region is made possible by support from private individuals, businesses and foundations.

A Special Thanks to...

- The Benwood Foundation
- The Lyndhurst Foundation
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- Tennessee Wildlife Resources Agency
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