

February 17, 2025
Kieran Roe, Executive Director
Conserving Carolina
847 Case Street
Hendersonville, NC 28792

Dear Mr. Roe:

I am writing on behalf of the Transylvania County Board of Education to confirm the Boards willingness to convey to Conserving Carolina, on terms and conditions acceptable to our counsel, a conservation easement over a portion of a tract of land owned by the Board in Transylvania County, North Carolina, designated with parcel number 8585-35-5436-000 by the Transylvania County Department of Tax Administration (the "TCSB Tract").

The purpose of the proposed conservation easement would be to create and maintain a riparian buffer fifty (50) feet in width along the left bank of Nicholson Creek as it traverses the TCSB Tract. The easement would run approximately 500 linear feet along Nicholson Creek where it serves as the boundary between the TCSB Tract and several private landowners including Transylvania Habitat for Humanity INC. The approximate location of the proposed easement is shown by that drawing attached hereto as Exhibit A and incorporated herein.

The Board acknowledges that it will receive no compensation from Conserving Carolina for the conveyance of the proposed conservation easement. The Board would donate the easement to Conserving Carolina to support the conservation goals and purposes of Conserving Carolina in general, and to support Conserving Carolina's efforts to restore Nicholson Creek in particular.

This letter of intent is non-binding and is not intended to constitute a contract or create legal or equitable rights in any party. This letter is a statement of the Board's intent to proceed with the negotiation of the making, execution, and delivery of a Deed of Easement incorporating the relevant terms described above; however, the Board shall not be required to make, execute, or deliver any such Deed of Easement, and Conserving Carolina shall not be required to make, execute, or accept delivery of such Deed of Easement. This letter of intent shall automatically expire on September 30, 2025.

Sincerely,

By: _____
Tanya Dalton
Chair, Transylvania County Board of Education