

Title 440 - Conservation Programs Manual
Wetlands Reserve Program

[Exhibit 514.69a](#)

Mr. John D. Smith
Address One
City, State Zip Code

Dear Mr. Smith,

County records indicate that you recently purchased land in Grenada County. The property is listed in Township 5 South, Range 12 East, Section 25. During the closing, you were probably made aware during the closing that the land has a conservation easement held by the United States of America through the Natural Resources Conservation Service. Our office is responsible for overseeing the easement and managing the land.

Although you should have received a copy of the easement during your negotiations with closing officials, I am enclosing an additional copy for your use. Under the easement the United States owns all rights, title, and interests in the land except for the rights reserved to the fee title landowner. Reserved rights include record title, quiet enjoyment of easement area, control of access by the general public, undeveloped recreational uses, and subsurface resources with certain restrictions.

Please note that the easement specifically prohibits farming, mowing, haying, burning, filling, dumping, woodcutting, draining, or altering vegetation on easement lands. Grazing, driving motorized vehicles, or turning around agricultural equipment are also prohibited because such actions destroy wildlife cover and violate the “vegetation.....will not be altered” clause of the easement document.

Violations of the easement provisions or destruction or movement of Government signs or posts are violations of Federal law and are reported to the Federal court system for prosecution.

Although the areas covered by the conservation easement are under Federal jurisdiction, they are not public hunting land. You can hunt and trap on the easement areas in accordance with Federal and State regulations, but you are not obligated to allow anyone else access to hunt or trap.

I would like to visit with you at your convenience and review our respective roles. Please contact me at xxx-xxx-xxxx (*include e-mail or fax number, when appropriate*) or by letter and let me know a convenient time.

We look forward to working with you.

Sincerely,

/s/

NRCS Representative