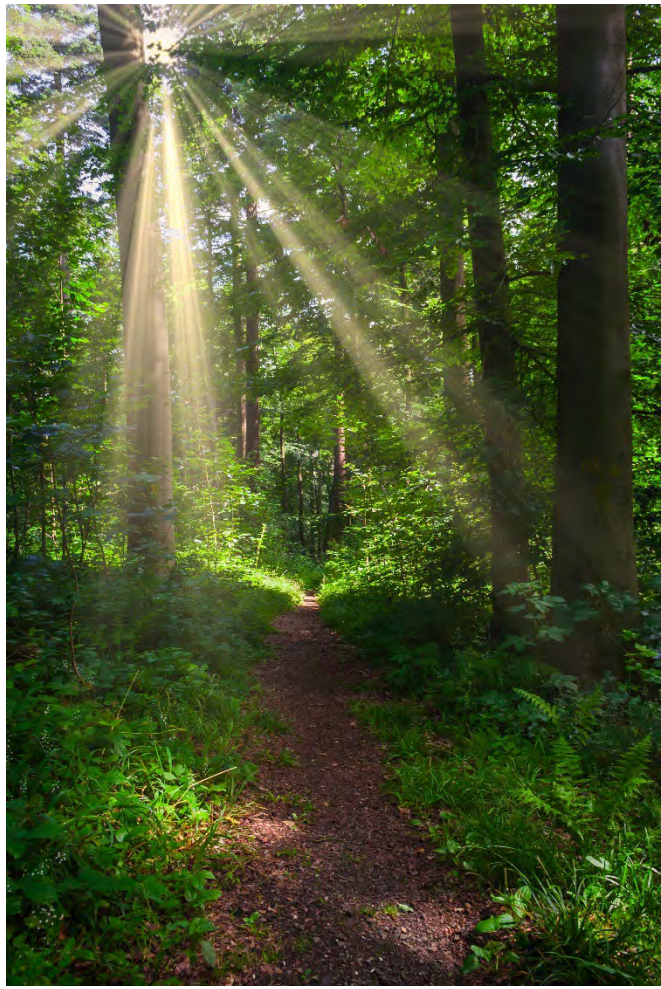
Conservation Easements

- *A legal agreement between you and an organization or agency that permanently limits uses of the land to protect its conservation values.*



- Allows you to own and use your land, sell it or pass it on to heirs
- Easement stays with property in perpetuity
- May be restrictions on use, may be negotiable before signing
- Deed restrictions reduce property value
- Potential income tax deductions for donated easements- consult a tax advisor

Conservation Easements

Organizations/Easement programs in Indiana

Indiana Land Protection Alliance/Land Trusts:
www.protectindianaland.org
26 local organizations

Magnolia Land Partners
https://www.mitigation.org/

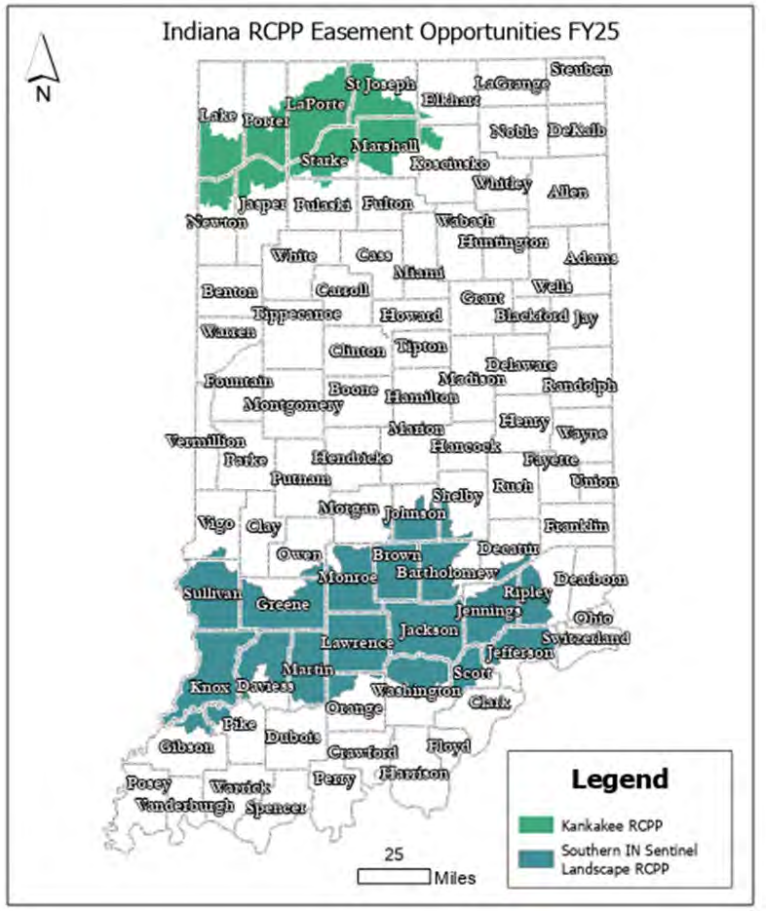
Coordinating with US Fish & Wildlife Service to protect threatened and endangered bats in partnership with local land trusts

Conservation Easements

Organizations/Easement programs in Indiana

NRCS programs:

- Agricultural Land Easements
- Wetland Reserve Easements
- Kankakee RCPP
- Southern IN Sentinel Landscape RCPP
- https://www.nrcs.usda.gov/state-offices/indiana



Conservation Easements

Caveats

- Highly competitive
- Impact on taxes and land values
- Know the restrictions
- Consult your attorney and accountant
- Do your homework