

EXHIBIT P

<p style="text-align: center;">TRUST FOR LAND RESTORATION CONSERVATION EASEMENT AMENDMENT POLICY</p>
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Preamble: The Trust for Land Restoration's policy is that amendments to conservation easements should be rarely granted, because TLR believes that it must honor the intentions of the original grantor of the easement to the greatest extent possible. In the rare cases in which TLR grants an amendment, it shall only do so when the amendment's impacts to the conservation values protected by the easement are enhanced or the impact to the values is neutral. TLR shall never grant an amendment request that results in conferring a prohibited private benefit or private inurement, nor shall TLR grant an amendment that allows more development or building sites than the original conservation easement. If a landowner initiates the amendment request, the landowner shall pay all costs associated with such request, including the costs of staff time.

Procedure for Submitting and Considering Amendment Requests:

1. Submitting an Amendment Request – a landowner who wishes TLR to consider an amendment request shall submit the following no less than sixty (60) days prior to TLR's next regularly scheduled Conservation Committee:

a. A deposit of \$500.00, accompanied by the agreement of the landowner to pay all of TLR's costs associated with considering the amendment request.

b. Ten (10) copies of the amendment request as well as evidence necessary to demonstrate that the request, if granted, shall result in enhancement of or a neutral impact upon the conservation values of the easement. Such evidence may include a biological assessment, aerial surveys, topographic maps, photographs or other visual evidence necessary to evaluating the request. If TLR determines it must secure additional expert input in order to consider the request, the landowner shall pay the costs of obtaining such information, including but not limited to, attorney's fees, scientific advice, or an appraisal.

c. The Conservation Committee shall consider the amendment request at a regularly scheduled meeting and shall make a recommendation on how to proceed with respect to the amendment request to the Board of Directors. The landowner requesting the amendment may attend the Conservation Committee meeting in order to make his/her request in person, but shall leave the room when the Committee discusses its decision.

Amendment Request Decision:

1. Minor Amendments - Should the amendment request be of a minor nature (correction of a typographical error, re-phrasing a restriction to make it more clear, deleting reserved rights, etc.), the Conservation Committee's decision on the request shall be final. The Committee shall follow the consideration process listed below in making its determination.

2. Major Amendments – Any amendment other than a minor amendment (as defined above) shall be forwarded to the Board for final decision.

3. Consideration of Amendment Requests – In considering whether to grant an amendment request, the following questions shall be answered by the deciding entity:

a. Would granting the amendment confer a private benefit upon an individual or result in private inurement? If a private benefit would result from granting the amendment request, the Committee or the Board shall decide if equalization (through the payment of money or the offering of additional land for conservation by the landowner) would be appropriate. If private inurement would occur should the amendment request be granted, the request shall be denied.

b. Is there a conflict of interest affecting the amendment request? If so, the Committee or the Board must resolve the conflict or deny the amendment request.

c. Would the amendment result in a neutral impact on the conservation values or would it result in enhancement of the conservation values?

d. Has the original donor been contacted about the request (if he/she is not the party making the request)?

e. What will be the public perception of TLR and conservation easements in general if the request is granted/denied?

f. Will the granting or denial of the amendment request create a precedent for future amendment request actions?

g. What are the stewardship ramifications of the amendment request?

h. Should the amendment, if granted, be reflected in a restatement of the original conservation easement, or in an amendment to the easement or should the original easement be amended and superceded?

4. Decision-making Authority – ALL DECISIONS REGARDING THE GRANT OR DENIAL OF AN EASEMENT AMENDMENT SHALL BE MADE IN THE SOLE DISCRETION OF TLR OR ITS DULY AUTHORIZED REPRESENTATIVES, AND NO SUCH DECISIONS CONFER ANY RIGHTS OF APPEAL, RIGHTS OF REVIEW OR OTHER RIGHTS, CONTRACTUAL OR OTHERWISE, ON ANY PERSON.