

2 fields, 391 acres in Hawkins County, TN

COUNTY AVG(\$/AC.)

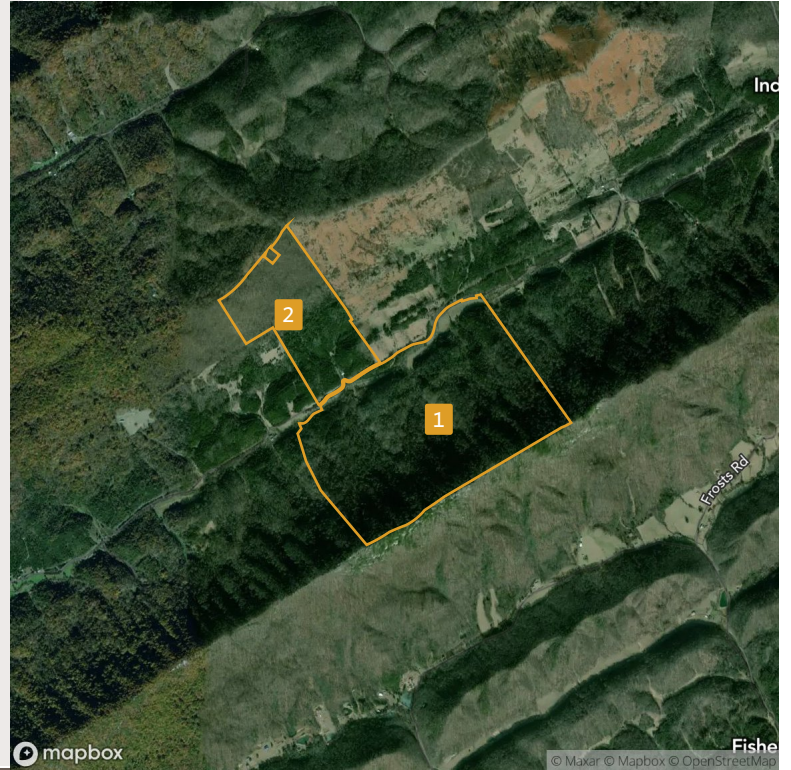
N/A

AVG NCCPI

19.0

COUNTY AVG

31.2



**ECONOMIC ATTRIBUTES**

Hawkins County is a high tax county.  
This land is in a low livestock demand area.

**PHYSICAL ATTRIBUTES**

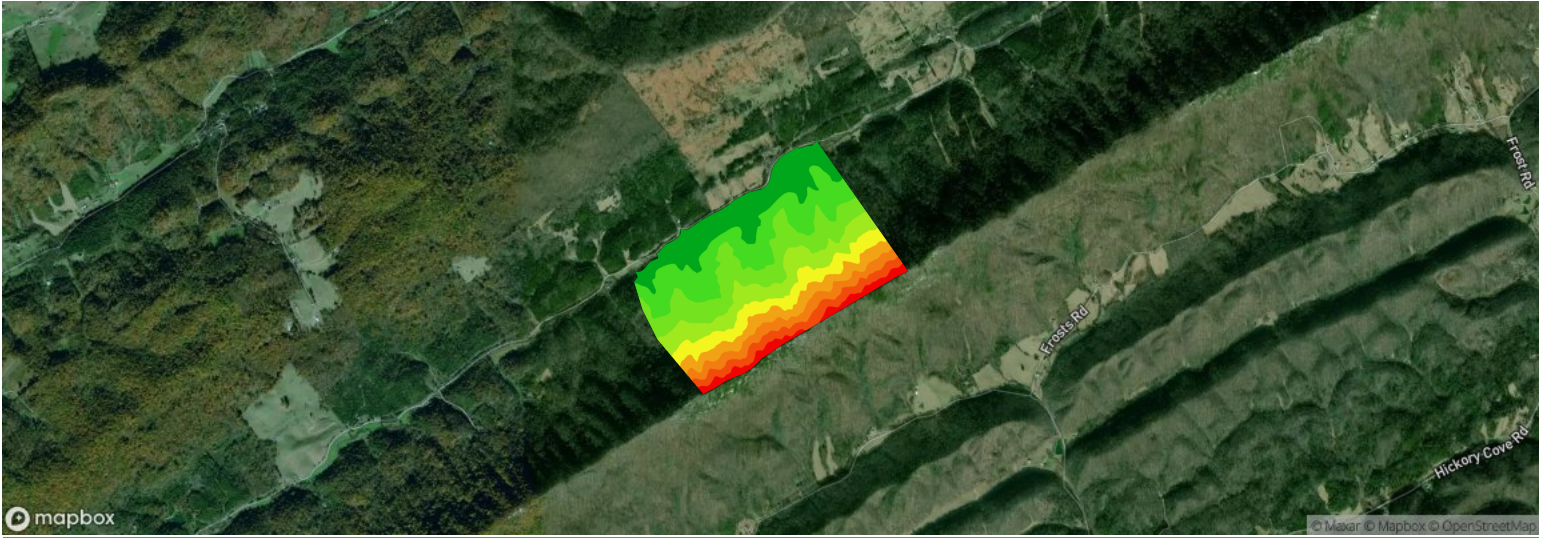
Annual Precipitation: 46.25 inches  
Annual GDD: 3312

**LAND USE**

Land Use: Non-Cropland, Developed,  
Grass/Pasture

|   | FIELD | ACRES         | LATITUDE<br>LONGITUDE | SLOPE         | 2022 CROPS           | AVG NCCPI   | CARBON<br>POTENTIAL (\$) | COUNTY AVG.<br>(\$/AC.) |
|---|-------|---------------|-----------------------|---------------|----------------------|-------------|--------------------------|-------------------------|
| 1 |       | 290.25        | 36.54210<br>-82.96138 | 33.83%        | 96% Forest, 4% Other | 19.0        | \$6,536                  | N/A                     |
| 2 |       | 100.73        | 36.54748<br>-82.96957 | 21.86%        | 98% Forest, 2% Other | 19.1        | \$2,269                  | N/A                     |
|   |       | <b>390.98</b> |                       | <b>30.74%</b> |                      | <b>19.0</b> | <b>\$8,805</b>           | <b>N/A</b>              |

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Field 1

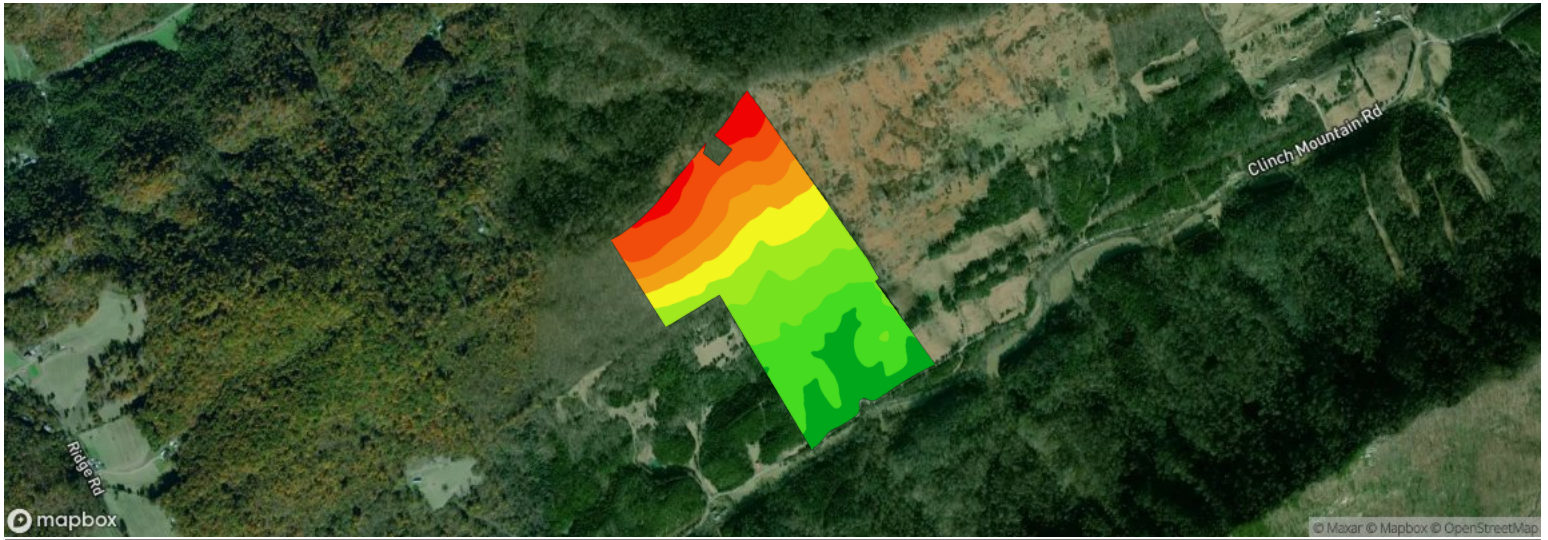
290 ac.

Avg. Elevation

1,690.62 ft

|  | ELEVATION RANGE           | ACRES | PERCENT AREA |
|--|---------------------------|-------|--------------|
|  | 2,215.05 ft - 2,325.56 ft | 12.10 | 4.17%        |
|  | 2,104.55 ft - 2,215.05 ft | 17.18 | 5.92%        |
|  | 1,994.05 ft - 2,104.55 ft | 18.55 | 6.39%        |
|  | 1,883.55 ft - 1,994.05 ft | 22.12 | 7.62%        |
|  | 1,773.04 ft - 1,883.55 ft | 26.21 | 9.03%        |
|  | 1,662.54 ft - 1,773.04 ft | 34.66 | 11.94%       |
|  | 1,552.04 ft - 1,662.54 ft | 50.10 | 17.26%       |
|  | 1,441.54 ft - 1,552.04 ft | 57.32 | 19.75%       |
|  | 1,331.03 ft - 1,441.54 ft | 52.04 | 17.93%       |

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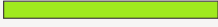





Field 2

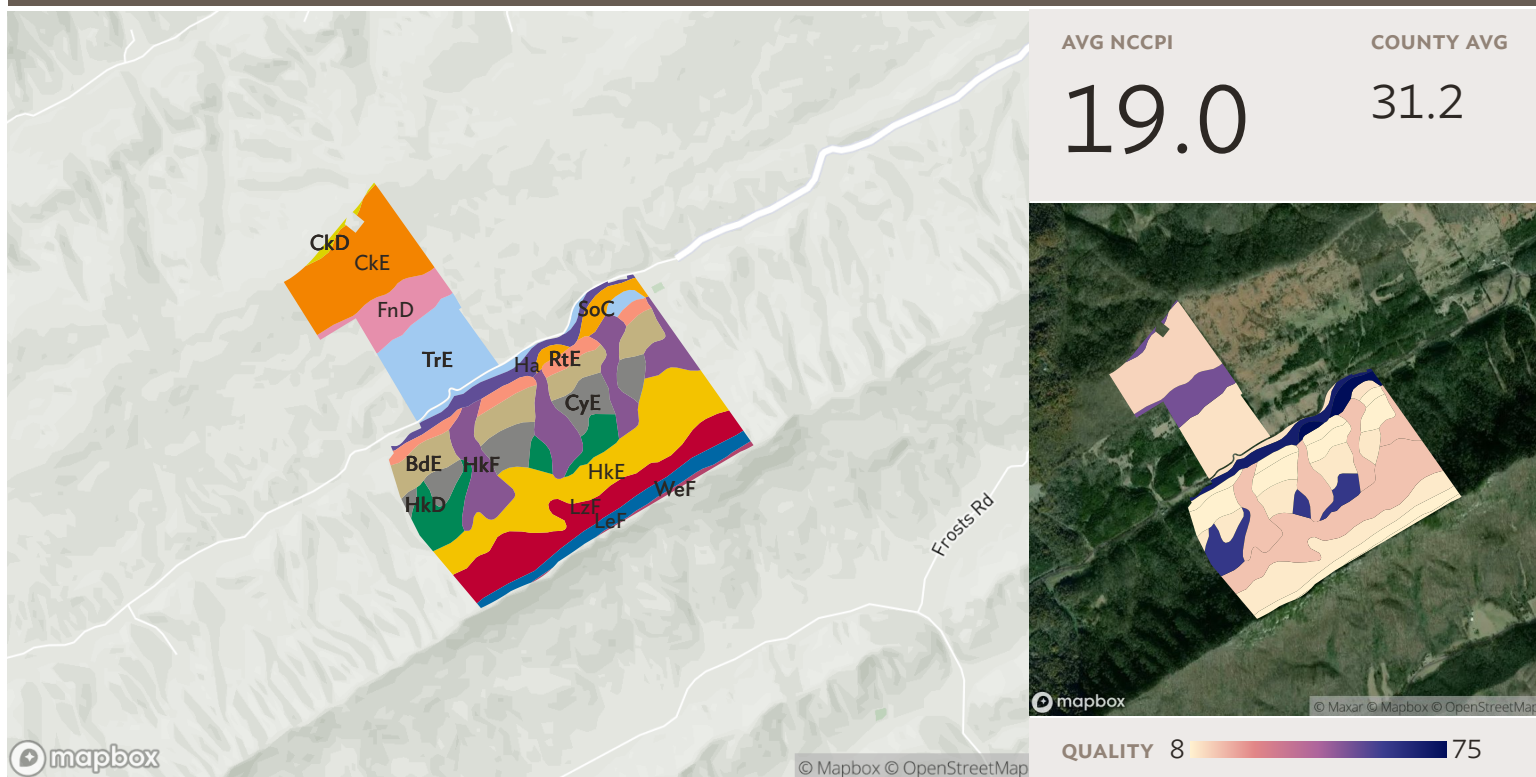
101 ac.

Avg. Elevation

1,631.89 ft

|  | ELEVATION RANGE           | ACRES | PERCENT AREA |
|--|---------------------------|-------|--------------|
|  | 1,911.31 ft - 1,978.56 ft | 4.98  | 4.94%        |
|  | 1,844.06 ft - 1,911.31 ft | 10.64 | 10.56%       |
|  | 1,776.81 ft - 1,844.06 ft | 9.29  | 9.22%        |
|  | 1,709.57 ft - 1,776.81 ft | 9.03  | 8.96%        |
|  | 1,642.32 ft - 1,709.57 ft | 10.53 | 10.45%       |
|  | 1,575.07 ft - 1,642.32 ft | 11.66 | 11.58%       |
|  | 1,507.83 ft - 1,575.07 ft | 12.73 | 12.64%       |
|  | 1,440.58 ft - 1,507.83 ft | 19.24 | 19.1%        |
|  | 1,373.33 ft - 1,440.58 ft | 12.64 | 12.55%       |

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AVG NCCPI

19.0

COUNTY AVG

31.2

All fields

391 ac.

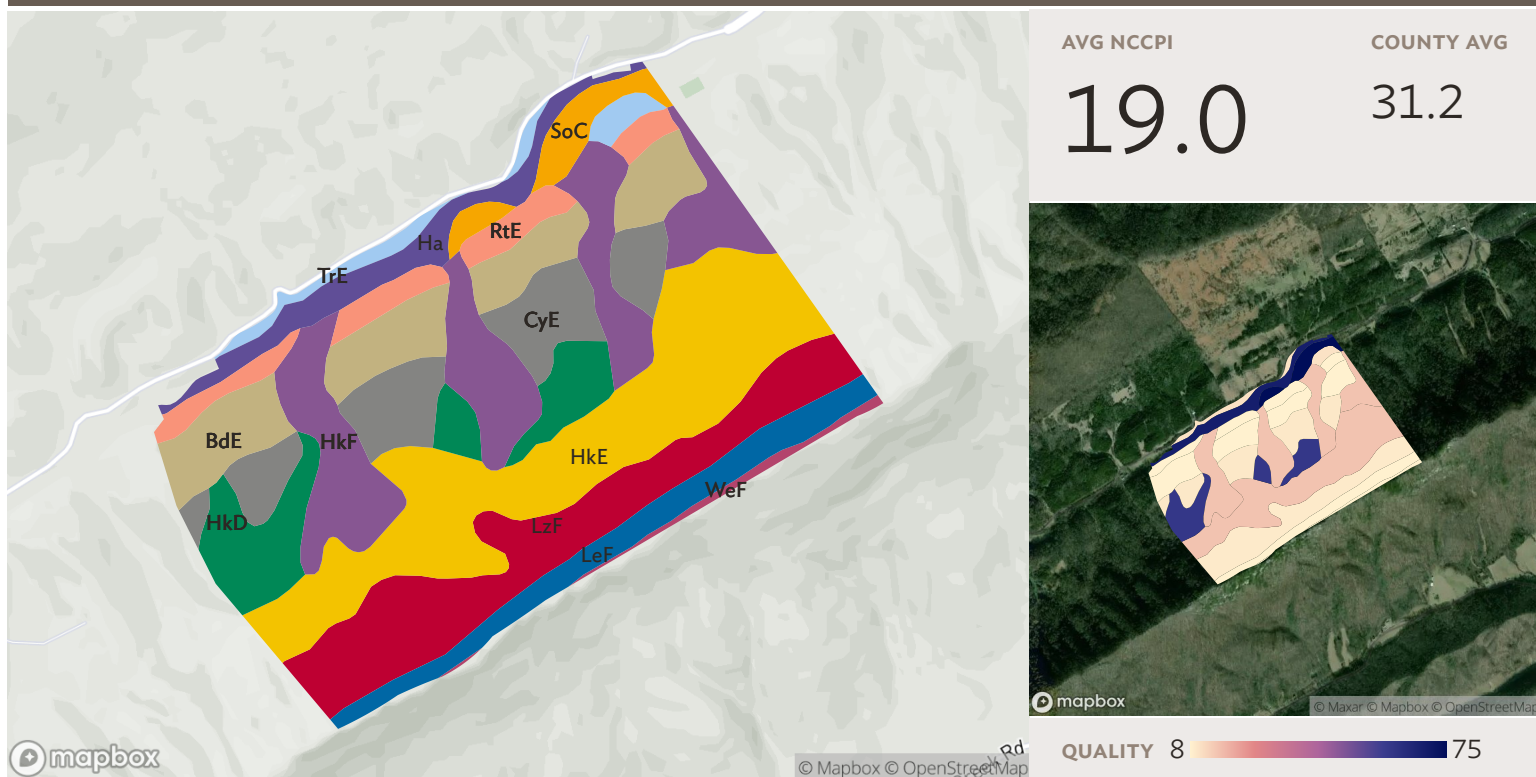
Source: NRCS Soil Survey

| SOIL CODE | SOIL DESCRIPTION  | ACRES | PERCENTAGE OF FIELD | SOIL CLASS | NCCPI |
|-----------|---|-------|---------------------|------------|-------|
| ■ HkE     | Hayter cobbly loam, 20 to 35 percent slopes               | 63.22 | 16.2%               | 6          | 15.1  |
| ■ HkF     | Hayter cobbly loam, 35 to 55 percent slopes               | 46.49 | 11.9%               | 7          | 15.1  |
| ■ CkE     | Clarksville cherty silt loam, 20 to 40 percent slopes     | 45.23 | 11.6%               | 7          | 12.4  |
| ■ TrE     | Talbott-Rock outcrop complex, 20 to 50 percent slopes     | 41.81 | 10.7%               | 7          | 10.3  |
| ■ LzF     | Litz shaly silt loam, 35 to 60 percent slopes (sil)       | 40.76 | 10.4%               | 7          | 9.0   |
| ■ BdE     | Bland-Rock outcrop complex, 20 to 40 percent slopes       | 30.96 | 7.9%                | 7          | 7.1   |
| ■ CyE     | Cynthiana flaggy silty clay loam, 20 to 50 percent slopes | 27.78 | 7.1%                | 7          | 9.4   |
| ■ HkD     | Hayter cobbly loam, 10 to 20 percent slopes               | 22.08 | 5.6%                | 4          | 60.3  |
| ■ FnD     | Fullerton gravelly silt loam, 15 to 25 percent slopes     | 18.49 | 4.7%                | 4          | 49.7  |

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|   |     |  |               |      |   |             |
|---|-----|--|---------------|------|---|-------------|
| ■ | LeF | Lehew channery loam, 25 to 60 percent slopes                         | 16.46         | 4.2% | 7 | 5.2         |
| ■ | RtE | Rock outcrop-Talbott complex, 10 to 40 percent slopes                | 13.21         | 3.4% | 8 | 3.6         |
| ■ | Ha  | Hamblen silt loam, deep, 0 to 2 percent slopes, occasionally flooded | 12.93         | 3.3% | 2 | 69.0        |
| ■ | SoC | Shouns silt loam, 3 to 12 percent slopes                             | 7.46          | 1.9% | 3 | 75.8        |
| ■ | WeF | Wallen-Rock outcrop complex, 25 to 60 percent slopes                 | 2.49          | 0.6% | 7 | 5.1         |
| ■ | CkD | Clarksville cherty silt loam, 5 to 20 percent slopes                 | 1.61          | 0.4% | 6 | 50.8        |
|   |     |  | <b>390.98</b> |      |   | <b>19.0</b> |

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# Field 1

290 ac.

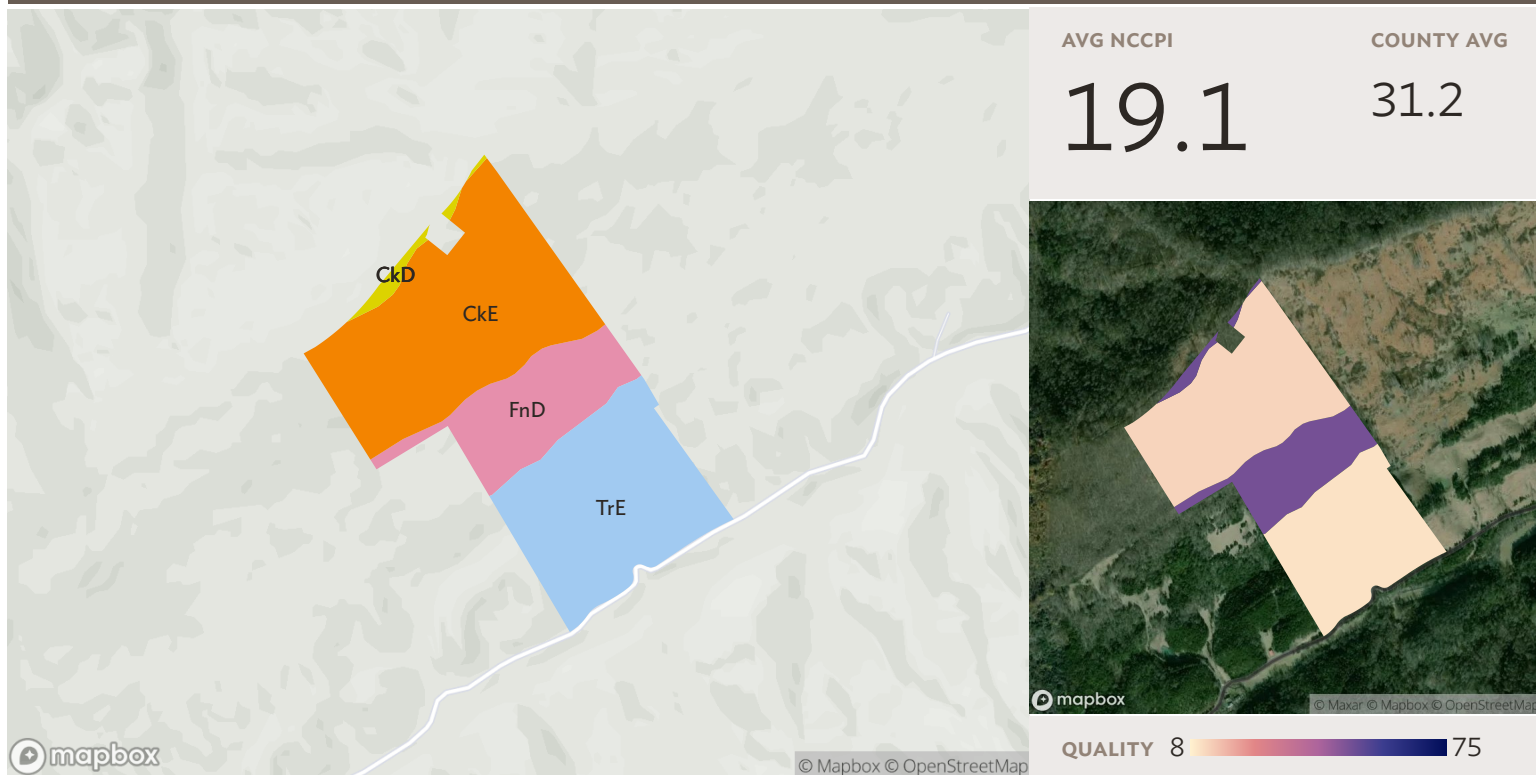
Source: NRCS Soil Survey

| SOIL CODE | SOIL DESCRIPTION   | ACRES | PERCENTAGE OF FIELD | SOIL CLASS | NCCPI |
|-----------|--|-------|---------------------|------------|-------|
| HkE       | Hayter cobbly loam, 20 to 35 percent slopes                          | 63.22 | 21.8%               | 6          | 15.1  |
| HkF       | Hayter cobbly loam, 35 to 55 percent slopes                          | 46.49 | 16.0%               | 7          | 15.1  |
| LzF       | Litz shaly silt loam, 35 to 60 percent slopes (sil)                  | 40.76 | 14.0%               | 7          | 9.0   |
| BdE       | Bland-Rock outcrop complex, 20 to 40 percent slopes                  | 30.96 | 10.7%               | 7          | 7.1   |
| CyE       | Cynthiana flaggy silty clay loam, 20 to 50 percent slopes            | 27.78 | 9.6%                | 7          | 9.4   |
| HkD       | Hayter cobbly loam, 10 to 20 percent slopes                          | 22.08 | 7.6%                | 4          | 60.3  |
| LeF       | Lehew channery loam, 25 to 60 percent slopes                         | 16.46 | 5.7%                | 7          | 5.2   |
| RtE       | Rock outcrop-Talbott complex, 10 to 40 percent slopes                | 13.21 | 4.6%                | 8          | 3.6   |
| Ha        | Hamblen silt loam, deep, 0 to 2 percent slopes, occasionally flooded | 12.93 | 4.5%                | 2          | 69.0  |

2 fields, 391 acres in Hawkins County, TN

|   |     |   |               |      |   |             |
|---|-----|---|---------------|------|---|-------------|
| ■ | SoC | Shouns silt loam, 3 to 12 percent slopes              | 7.46          | 2.6% | 3 | 75.8        |
| ■ | TrE | Talbott-Rock outcrop complex, 20 to 50 percent slopes | 6.40          | 2.2% | 7 | 10.3        |
| ■ | WeF | Wallen-Rock outcrop complex, 25 to 60 percent slopes  | 2.49          | 0.9% | 7 | 5.1         |
|   |     |   | <b>290.25</b> |      |   | <b>19.0</b> |

2 fields, 391 acres in Hawkins County, TN



## Field 2

Source: NRCS Soil Survey

101 ac.

| SOIL CODE     | SOIL DESCRIPTION                                      | ACRES | PERCENTAGE OF FIELD | SOIL CLASS | NCCPI       |
|---------------|---|-------|---------------------|------------|-------------|
| CkE           | Clarksville cherty silt loam, 20 to 40 percent slopes | 45.23 | 44.9%               | 7          | 12.4        |
| TrE           | Talbott-Rock outcrop complex, 20 to 50 percent slopes | 35.41 | 35.1%               | 7          | 10.3        |
| FnD           | Fullerton gravelly silt loam, 15 to 25 percent slopes | 18.49 | 18.4%               | 4          | 49.7        |
| CkD           | Clarksville cherty silt loam, 5 to 20 percent slopes  | 1.61  | 1.6%                | 6          | 50.8        |
| <b>100.73</b> |   |       |                     |            | <b>19.1</b> |



2 fields, 391 acres in Hawkins County, TN



Legend

- SPECIAL FLOOD HAZARD AREAS**
  - Without Base Flood Elevation (BFE) Zone A, V, A99
  - With BFE or Depth Zone AE, AO, AH, VE, AR
  - High flood risk
  - Regulatory Floodway
- OTHER AREAS OF FLOOD HAZARD**
  - Moderate flood risk
  - 0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile Zone X
  - Future Conditions 1% Annual Chance Flood Hazard Zone X
  - Areas with Reduced Flood Risk due to Levee Zone X
  - Areas with Flood Risk due to Levee Zone X
- OTHER AREAS**
  - Area of Minimal Flood Hazard Zone X
  - Area of Undetermined Flood Hazard Zone D

SEE FIS REPORT FOR DETAILED LEGEND AND INDEX MAP FOR FIRM PANEL LAYOUT

\* **HIGH FLOOD RISK** - areas with a 1% annual chance or greater of flooding, also referred to as base flood zones or 100-year flood zones. Classified as Special Flood Hazard Areas (SFHAs) by FEMA. **MODERATE FLOOD RISK** - areas in between the limits of the 1% annual and the 0.2% annual (or 500-year) flood zones. **MINIMAL FLOOD RISK** - areas that are above the 500-year flood zones. **UNDETERMINED FLOOD RISK** - areas where flood analysis has not been conducted.

Source: FEMA National Flood Hazard Layer

All fields

391 ac.

| FLOOD ZONE | FLOOD RISK* | FLOOD ZONE SUBTYPE           | ACRES         | PERCENTAGE OF FIELD |
|------------|-------------|------------------------------|---------------|---------------------|
| □ X        | MINIMAL     | AREA OF MINIMAL FLOOD HAZARD | 391.59        | 100.2%              |
|            |             |                              | <b>391.59</b> |                     |

2 fields, 391 acres in Hawkins County, TN



Legend

- SPECIAL FLOOD HAZARD AREAS**
  - Without Base Flood Elevation (BFE) Zone A, V, A99
  - With BFE or Depth Zone AE, AO, AH, VE, AR
  - High flood risk
  - Regulatory Floodway
- OTHER AREAS OF FLOOD HAZARD**
  - Moderate flood risk
  - 0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile Zone X
  - Future Conditions 1% Annual Chance Flood Hazard Zone X
  - Areas with Reduced Flood Risk due to Levee Zone X
  - Areas with Flood Risk due to Levee Zone X
- OTHER AREAS**
  - Area of Minimal Flood Hazard Zone X
  - Area of Undetermined Flood Hazard Zone D

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Source: FEMA National Flood Hazard Layer

Field 1

290 ac.

| FLOOD ZONE | FLOOD RISK* | FLOOD ZONE SUBTYPE           | ACRES         | PERCENTAGE OF FIELD |
|------------|-------------|------------------------------|---------------|---------------------|
| X          | MINIMAL     | AREA OF MINIMAL FLOOD HAZARD | 290.25        | 100.0%              |
|            |             |                              | <b>290.25</b> |                     |

2 fields, 391 acres in Hawkins County, TN



Legend

- SPECIAL FLOOD HAZARD AREAS**
  - Without Base Flood Elevation (BFE) Zone A, V, A99
  - With BFE or Depth Zone AE, AO, AH, VE, AR
  - High flood risk
  - Regulatory Floodway
- OTHER AREAS OF FLOOD HAZARD**
  - Moderate flood risk
  - 0.2% Annual Chance Flood Hazard, Areas of 1% annual chance flood with average depth less than one foot or with drainage areas of less than one square mile Zone X
  - Future Conditions 1% Annual Chance Flood Hazard Zone X
  - Areas with Reduced Flood Risk due to Levee Zone X
  - Areas with Flood Risk due to Levee Zone X
- OTHER AREAS**
  - Area of Minimal Flood Hazard Zone X
  - Area of Undetermined Flood Hazard Zone D

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Source: FEMA National Flood Hazard Layer

Field 2

101 ac.

| FLOOD ZONE | FLOOD RISK* | FLOOD ZONE SUBTYPE           | ACRES         | PERCENTAGE OF FIELD |
|------------|-------------|------------------------------|---------------|---------------------|
| □ X        | MINIMAL     | AREA OF MINIMAL FLOOD HAZARD | 101.34        | 100.6%              |
|            |             |                              | <b>101.34</b> |                     |

2 fields, 391 acres in Hawkins County, TN



All fields

391 ac.



|        | 2022  | 2021  | 2020  | 2019  | 2018  |
|--------|-------|-------|-------|-------|-------|
| Forest | 96.8% | 96.8% | 97.3% | 97.4% | 94.4% |
| Other  | 3.2%  | 3.2%  | 2.7%  | 2.6%  | 5.6%  |



Field 1

290 ac.



|        | 2022  | 2021  | 2020  | 2019  | 2018  |
|--------|-------|-------|-------|-------|-------|
| Forest | 96.5% | 96.3% | 97.0% | 97.1% | 93.9% |
| Other  | 3.5%  | 3.7%  | 3.0%  | 2.9%  | 6.1%  |



Field 2

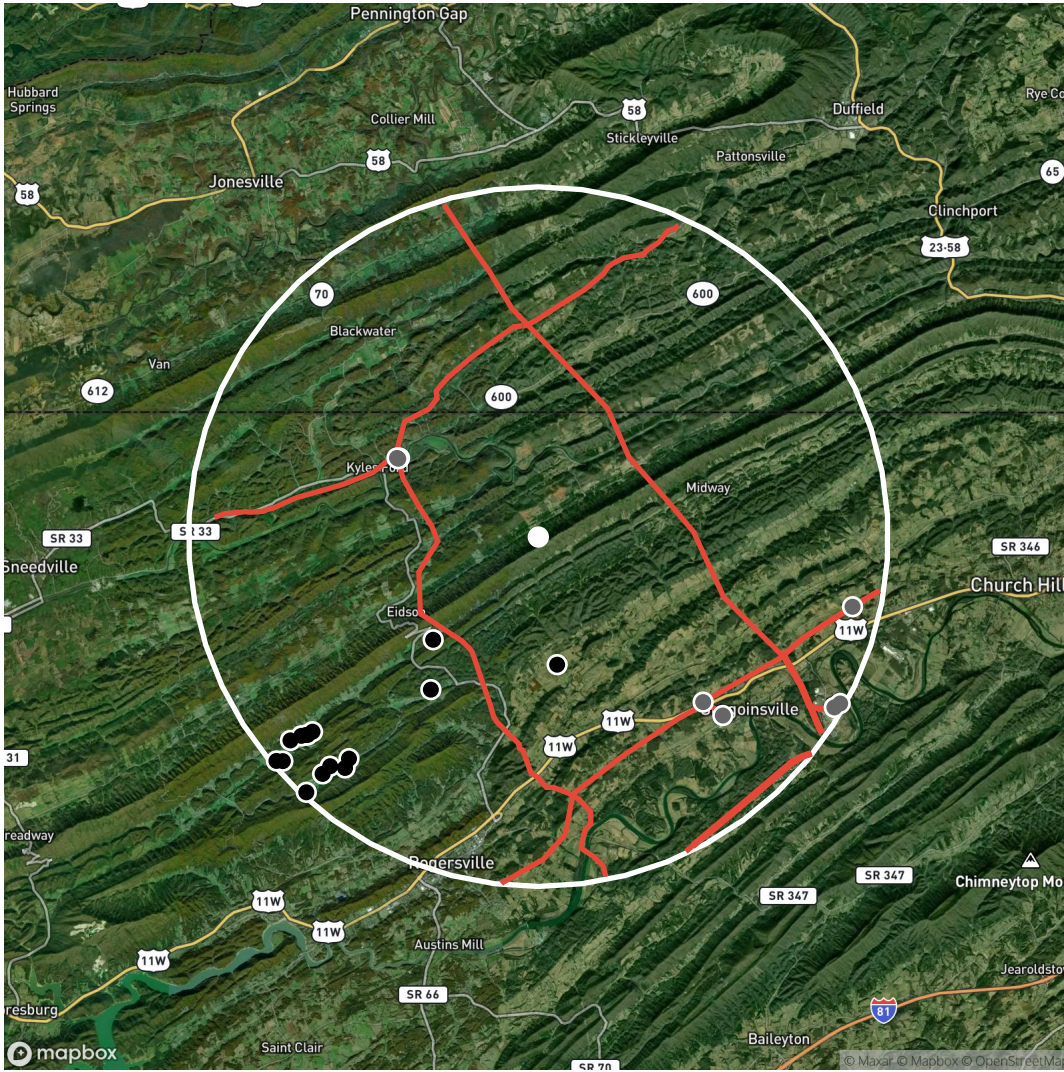
101 ac.



|        | 2022  | 2021  | 2020  | 2019  | 2018  |
|--------|-------|-------|-------|-------|-------|
| Forest | 97.9% | 98.1% | 98.4% | 98.2% | 95.9% |
| Other  | 2.1%  | 1.9%  | 1.6%  | 1.8%  | 4.1%  |

Source: NASS Cropland Data Layer

2 fields, 391 acres in Hawkins County, TN



Field 1 - 290.25 acres

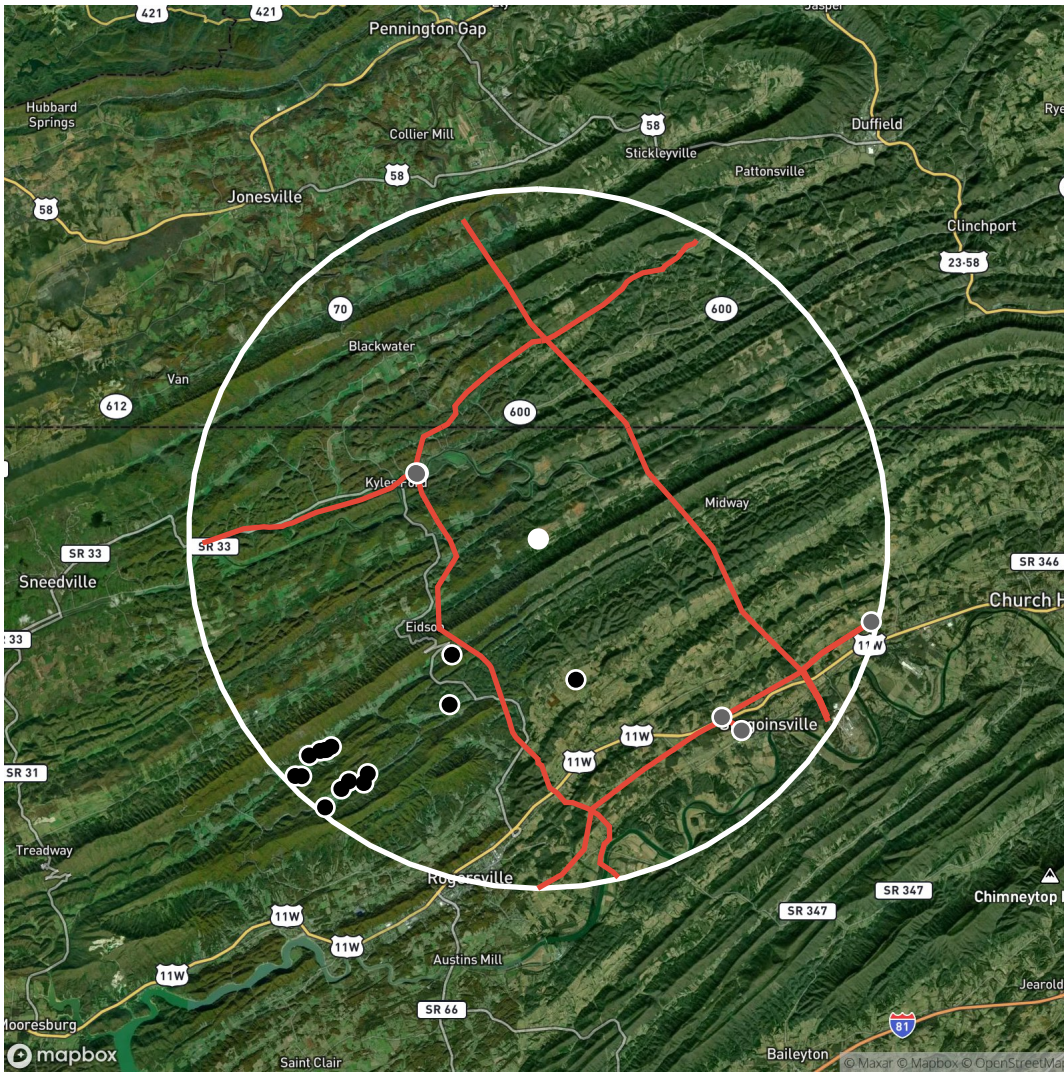
### Legend

- Biodiesel Plant
- Ethanol Plant
- Power Plant
- Soybean Plant
- Remediation Site
- Substation
- Oil/Gas Well
- Solar Farm
- Wind Turbine
- Oil Pipeline
- Transmission Line
- Field Location

Showing utilities within a 10.0 mile radius of the field location.

| UTILITY TYPE      | TOTAL COUNT | DISTANCE TO NEAREST (MILES) |
|-------------------|-------------|-----------------------------|
| Power Plant       | 1           | 4.57                        |
| Substation        | 7           | 4.59                        |
| Oil/Gas Well      | 15          | 3.7                         |
| Transmission Line | 28          | 2.88                        |

2 fields, 391 acres in Hawkins County, TN



Field 2 - 100.73 acres

### Legend

- Biodiesel Plant
- Ethanol Plant
- Power Plant
- Soybean Plant
- Remediation Site
- Substation
- Oil/Gas Well
- Solar Farm
- Wind Turbine
- Oil Pipeline
- Transmission Line
- Field Location

Showing utilities within a 10.0 mile radius of the field location.

| UTILITY TYPE      | TOTAL COUNT | DISTANCE TO NEAREST (MILES) |
|-------------------|-------------|-----------------------------|
| Power Plant       | 1           | 3.92                        |
| Substation        | 5           | 3.94                        |
| Oil/Gas Well      | 15          | 4.14                        |
| Transmission Line | 20          | 2.39                        |