Guntersville Reservoir Land Management Plan - Summary of Allocation Changes

Land use allocation changes on Guntersville Reservoir that have occurred since the 2001 Guntersville Reservoir Land Management Plan (RLMP) was completed are summarized below:

Parcel & Tract No.	2001 Guntersville RLMP		Allocation Change Description[2]	Justification[3]
	Allocation[1]	Acres		
Parcel 20 (XGR-20PT2)	4	12	• 1.3 acres (becomes part of Parcel 20a) changed to Zone 7 • Parcel 20 is now 10.7 acres and remains Zone 4	Errors and Omissions
Parcel 20a (XGR-20aPT2)	5	1.6	• Entire 1.6 acre parcel (remains Parcel 20a) changed to Zone 7	Implement Shoreline Management Policy
Parcel 21 (XGR-21PT2)	Zone 6	13.51	• 2.88 acres (new Parcel 21a) changed to Zone 7 • Parcel 21 is now 10.63 acres and remains Zone 6	Implement Shoreline Management Policy
Parcel 32 (XGR-32PT2)	Zone 6	58.29	• 0.50 acre changed to Zone 1 • Parcel 32 is now 57.79 acres and remains Zone 6	Errors and Omissions
Parcel 51 (XGR-51PT2)	Zone 6	15.82	• 2.50 acres (new Parcel 51a) changed to Zone 7 • Parcel 51 is now 13.32 acres and remains Zone 6	Errors and Omissions
Parcel 55a (XGR-55aPT2)	Zone 4	13.31	• 2.29 acres (new Parcel 55b) changed to Zone 7 • Parcel 55a is now 11.02 acres and remains Zone 4	Errors and Omissions
Parcel 61 (XGR-61PT2)	Zone 6	3.44	• 0.20 acre (new Parcel 61a) changed to Zone 7 • Parcel 61 is now 3.24 acres and remains Zone 6	Implement Shoreline Management Policy
Parcel 65 (XGR-65PT2)	Zone 6	1.00	• Entire parcel (new Parcel 65a) has changed to Zone 7	Implement Shoreline Management Policy
Parcel 85 (XGR-85PT2)	Zone 4	28.16	• 1.00 acre (new Parcel 85a) has changed to Zone 7 • Parcel 85 is now 27.16 acres and remains Zone 4	Errors and Omissions
Parcel 87 (XGR-87PT2)	Zone 4	16.91	• 1.32 acres (new Parcel 87a) has changed to Zone 7 • Parcel 87 is now 15.59 acres and remains Zone 4	Errors and Omissions
Parcel 92 (XGR-92PT2)	Zone 4	102.21	• 0.82 acres (new Parcel 92a) has changed to Zone 7 • Parcel 92 is now 101.39 acres and remains Zone 4	Errors and Omissions
New Parcel 95a (XGR-95aPT2)	Zone 1	N/A	• 0.35 acre has changed to Zone7	Errors and Omissions
New Parcel 96a (XGR-96aPT2)	Zone 1	N/A	• 0.44 acre has changed to Zone 4	Errors and Omissions
Parcel 108 (XGR-108PT2)	Zone 3	207.96	• 71.18 acres (new Parcel 108a) remains Zone 3 • 58.57 acres (new Parcel 108b) changed to Zone 6 • 75.86 acres (new Parcel 108c) changed to Zone 7 • Parcel 108 is now 2.35 acres and remains Zone 3	Prior to TVA Land Policy
Parcel 109 (XGR-109PT2)	Zone 5	50.32	• 9.13 acres (new Parcel 109a) changed to Zone 7 • 4.58 acres (new Parcel 109b) changed to Zone 6 • 13.69 acres (new Parcel 109c) changed to Zone 2 • 5.57 acres (new Parcel 109d) changed to Zone 7 • 2.10 acres (new Parcel 109e) changed to Zone 5 • Parcel 109 is now 15.25 acres and remains Zone 5	Prior to TVA Land Policy

Parcel & Tract No.	2001 Guntersville RLMP		Allocation Change Description[2]	Justification[3]
	Allocation[1]	Acres		
Parcel 110 (XGR-110PT2)	Zone 3	9.06	• 4.04 acres (new Parcel 110a) changed to Zone 6 • 1.01 acres (new Parcel 110b) remains Zone 3 • 4.01 acres (new Parcel 110c) changed to Zone 2	Prior to TVA Land Policy
Parcel 114 (XGR-114PT2)	Zone 6	26.29	• 0.72 acre (new Parcel 114a) changed to Zone 7 • Parcel 114 is now 25.57 acres and remains Zone 6	Implement Shoreline Management Policy
Parcel 126 (XGR-126PT2)	Zone 3	342.03	• 18.70 acre (new Parcel 126a) changed to Zone 6 • Parcel 126 is now 323.33 acres and remains Zone 3	Errors and Omissions
Parcel 133 (XGR-133PT2)	Zone 4	645.96	• 0.03 acre (new Parcel 133a) changed to Zone 7 • Parcel 133 is now 645.93 acres and remains Zone 4	Errors and Omissions
Parcel 136 (XGR -136PT2)	Zone 4	3,944.66	• 1.70 acres (new Parcel 136b) changed to Zone 7 • Parcel 136 is now 3,942.96 acres and remains Zone 4	Errors and Omissions
Parcel 167 (XGR-167PT2)	Zone 5	26.33	• Entire parcel (new Parcel 167a) changed to Zone 2	Errors and Omissions
Parcel 216 (XGR-216PT2)	Zone 5	4.08	• 1.24 acres (new Parcel 216a) changed to Zone 7 • Parcel 216 is now 2.84 acres and remains Zone 5	Errors and Omissions
Parcel 227 (XGR-227PT2)	Zone 5	15.93	• 3.20 acres changed to Zone 1 (Non-TVA Shoreland) • Parcel 227 is now 12.73 acres and remains Zone 5	Errors and Omissions
Parcel 242 (XGR-242PT2)	Zone 3	146.42	• 1.70 acres (new Parcel 242a) changed to Zone 7 • Parcel 242 is now 145.32 acres and remains Zone 3	Errors and Omissions
Parcel 249 (XGR-249PT2)	Zone 5	6.08	• 0.49 acres (new Parcel 249a) changed to Zone 6 • Parcel 249 is now 5.59 acres and remains Zone 5	Land Policy
Parcel 253 (XGR-253PT2)	Zone 6	3.09	• 0.18 acre (new Parcel 253) changed to Zone 7 • Parcel 253 is now 2.91 acres and remains Zone 6	Errors and Omissions
Parcel 273 (XGR-273PT2)	Zone 4	43.31	• 0.40 acres (new Parcel 273a) changed to Zone 7 • Parcel 273 is now 42.91 acres and remains Zone 4	Errors and Omissions
Parcel 279 (XGR-279PT2)	Zone 6	22.09	• 0.78 acres (new Parcel 279a) changed to Zone 7 • Parcel 279 is now 21.31 acres and remains Zone 6	Errors and Omissions

[1] See definitions of the land planning zones

[2] More information is available in the fact sheets below. The fact sheets for the allocation changes are considered a supplement to the 2001 Guntersville RLMP.

Land Use Allocation Changes

After approval of a reservoir land management plan by TVA, all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP.

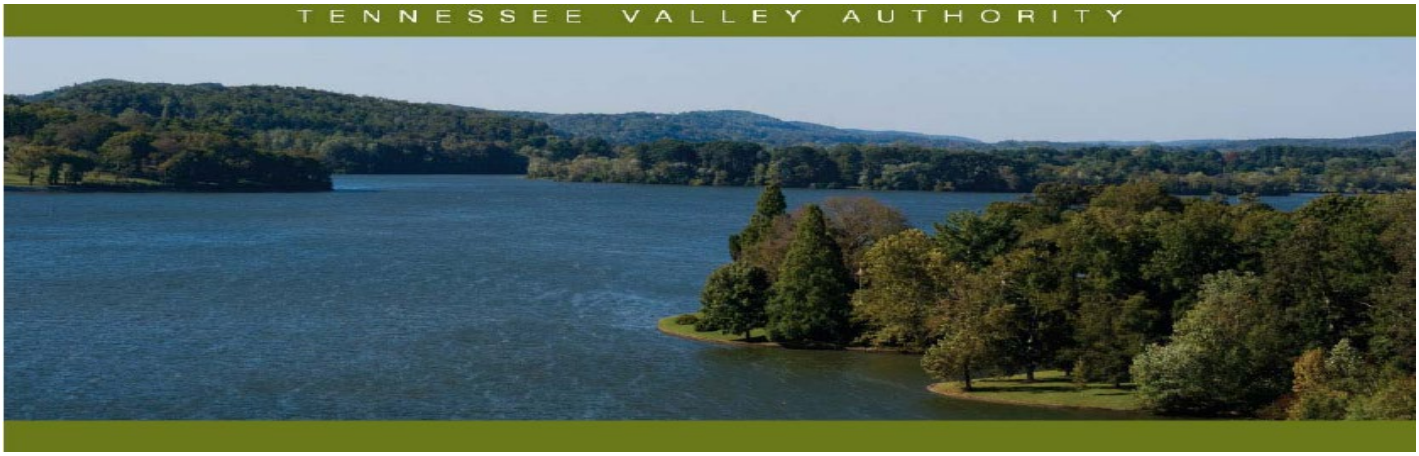
TVA reservoir property that has been sold reverts to Zone 1 – Non-TVA Shoreland.

[3] In accordance TVA policies and guidelines, allocation changes after approval of an RLMP are only allowable under limited circumstances described below:

(1) To correct administrative errors that occurred during the planning process

(2) To implement TVA's Shoreline Management Policy, consistent with the TVA Land Policy

(3) To allow water-access for industrial or commercial recreation operations on private backlying property, consistent with the TVA Land Policy



Guntersville Reservoir Land Management Plan Allocation Change – XGR-20PT2 and XGR-20aPT2

Reservoir Lands Planning Allocation Change

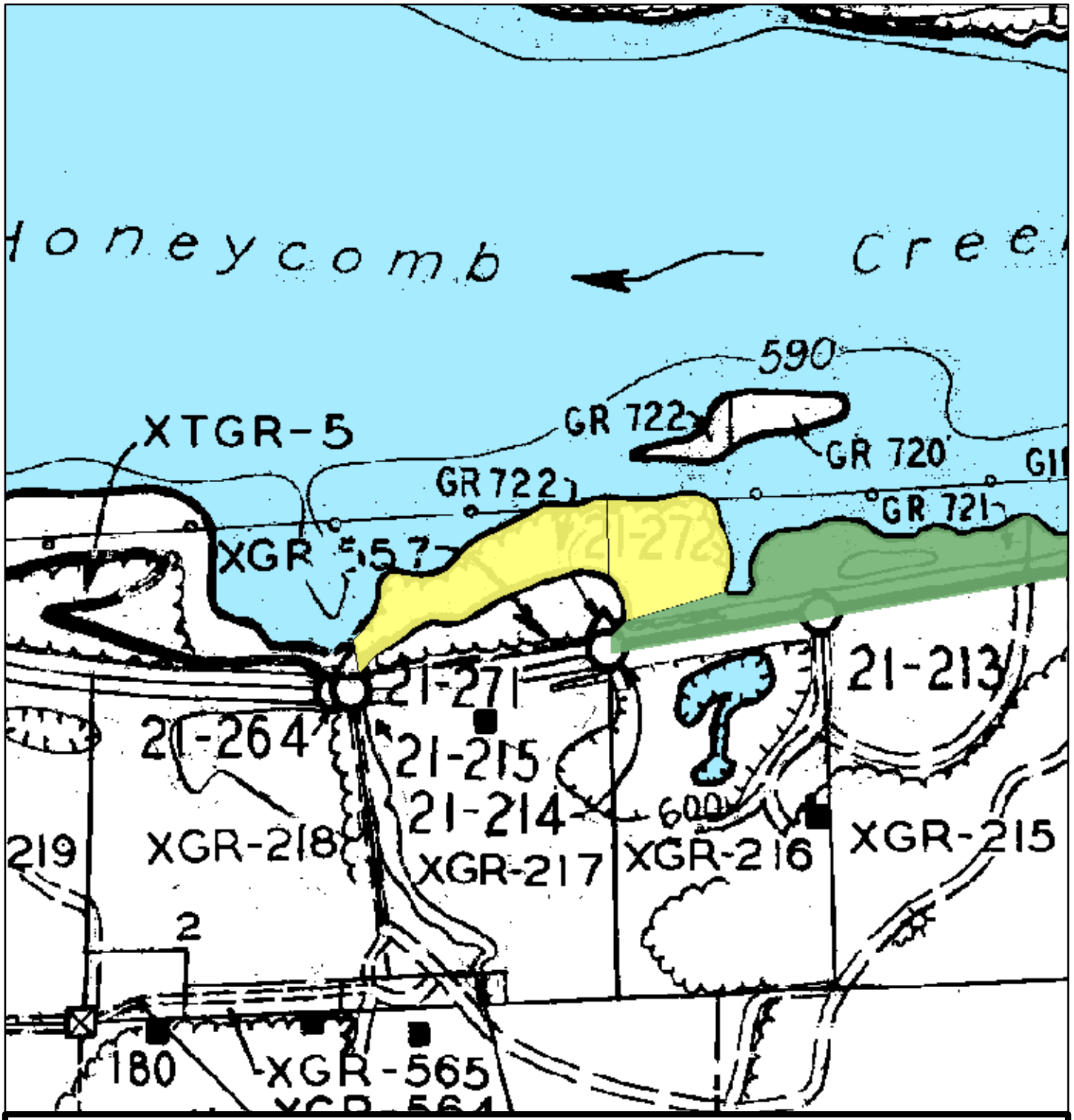
After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), future uses of TVA-managed lands on that reservoir must then be consistent with the land use allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville Parcel 20 and Parcel 20a (XGR-20PT2 and XGR-20aPT2) to Zone 7 (Shoreline Access), known as “Residential Access” in this RLMP, and is considered a supplement to the Guntersville RLMP. Definitions of TVA’s land planning allocation zones are available at www.tva.com/landplanzones.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 20 (XGR-20PT2) and Parcel 20a (XGR-20aPT2)

XGR-20PT2 (12 acres) and XGR-20aPT2 (1.6 acres) are located in Marshall County, Alabama, along the left bank of Honeycomb Creek at creek mile 4.4. In the 2001 Guntersville RLMP, XGR-20PT2 was allocated as Zone 4 (Natural Resource Conservation) and XGR-20aPT2 was allocated as Zone 5 (Industrial/Commercial Development). However, since 2001, the backlying private use has changed and TVA received a request for a private water-use facility. In order to resolve the potential conflicts from the 2001 RLMP allocation, the entire 1.6 acre XGR-20aPT parcel and a 1.3-acre portion of XGR-20PT2 that fronts this tract of private land was changed to “Residential Access.” Since the entirety of Parcel 20a has been changed, the re-designated portion of Parcel 20 will be combined with Parcel 20a and the land use allocation changed to “Residential Access” to recognize access rights in accordance with the deed and Shoreline Management Policy. Requests for private water use facilities will be considered on XGR-20aPT. The remaining 10.7 acres of Parcel 20 remains allocated as “Natural Resources Conservation.”



Tract no. XGR-20aPT2 - Area To Reallocate to Zone 7 (Approx. 2.9 acres total)

Tract no. XGR-20PT2 - Area to Remain Allocated as Zone 4 (Approx. 10.7 acres)

Exhibit Map

Proposed Allocation Change
Marshall County, Alabama
XGR-20PT2 and XGR-20aPT2
Honeycomb Creek Mile 4.4L

300 150 0 300 600 Feet

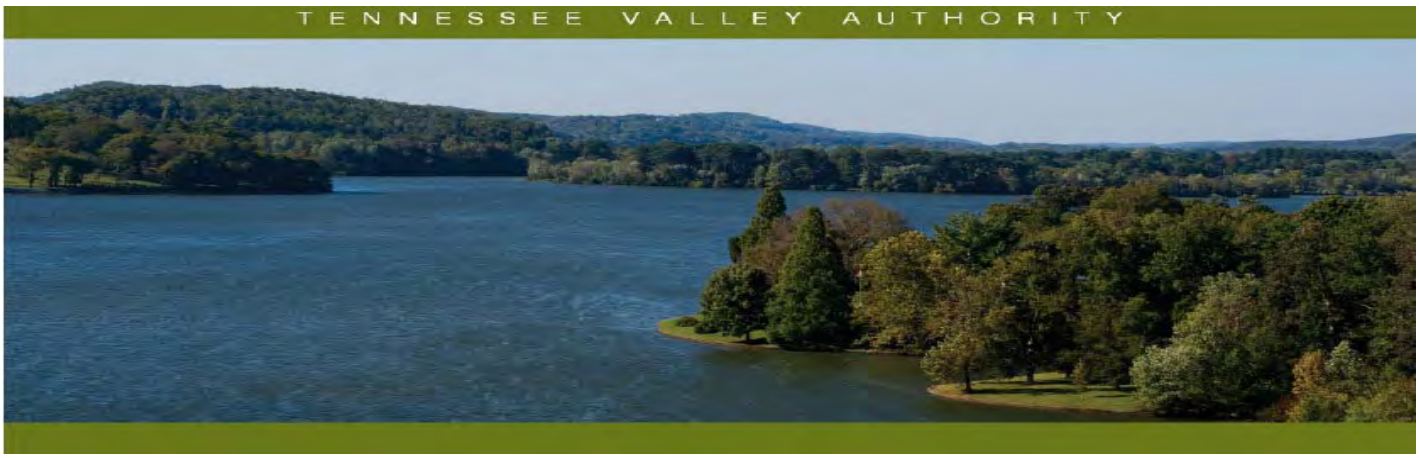
Map Reference:
Dstage: 21
Quad: 83 NE

N

TVA Natural Resources

Guntersville Reservoir

May 29, 2020



Guntersville Reservoir Land Management Plan Allocation Change – XGR-21PT2 and XGR-21aPT2

Reservoir Lands Planning Allocation Change

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), future uses of TVA-managed lands on that reservoir must then be consistent with the land use allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville Parcel 21 (XGR-21PT2) to Zone 7 (Shoreline Access), known as “Residential Access” in this RLMP, and is considered a supplement to the Guntersville RLMP. Definitions of TVA’s land planning allocation zones are available at www.tva.com/landplanzones.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall Counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 21 (XGR-21PT2) and Parcel 21a (XGR-21aPT2)

XGR-21PT2 (13.51 acres) is located in Marshall County, Alabama, along the left descending bank of Honeycomb Creek at mile 3.9. In the 2001 Guntersville RLMP, XGR-21PT2 was allocated as Zone 6 (Developed Recreation). However, since 2001, XGR-21PT2 acreage has changed from 13.50 acres to 10.60 acres due to the backlying landowner changing a 2.88-acre portion of his land from recreational use to residential as part of the newly expanded Snug Harbor Subdivision. In order to resolve the potential conflict from the 2001 RLMP allocation, the 2.88-acre portion of XGR-21PT2 that fronts this tract of private land was changed to “Residential Access.” This portion of XGR-21PT2 has been re-designated as new Parcel 21a (XGR-21aPT) and the land use allocation for XGR-21aPT changed to “Residential Access” to recognize access rights in accordance with the Contract and Shoreline Management Policy. Requests for private water use facilities will be considered on XGR-21aPT. The remaining 10.63 acres of Parcel 21 remains allocated as “Developed Recreation.”

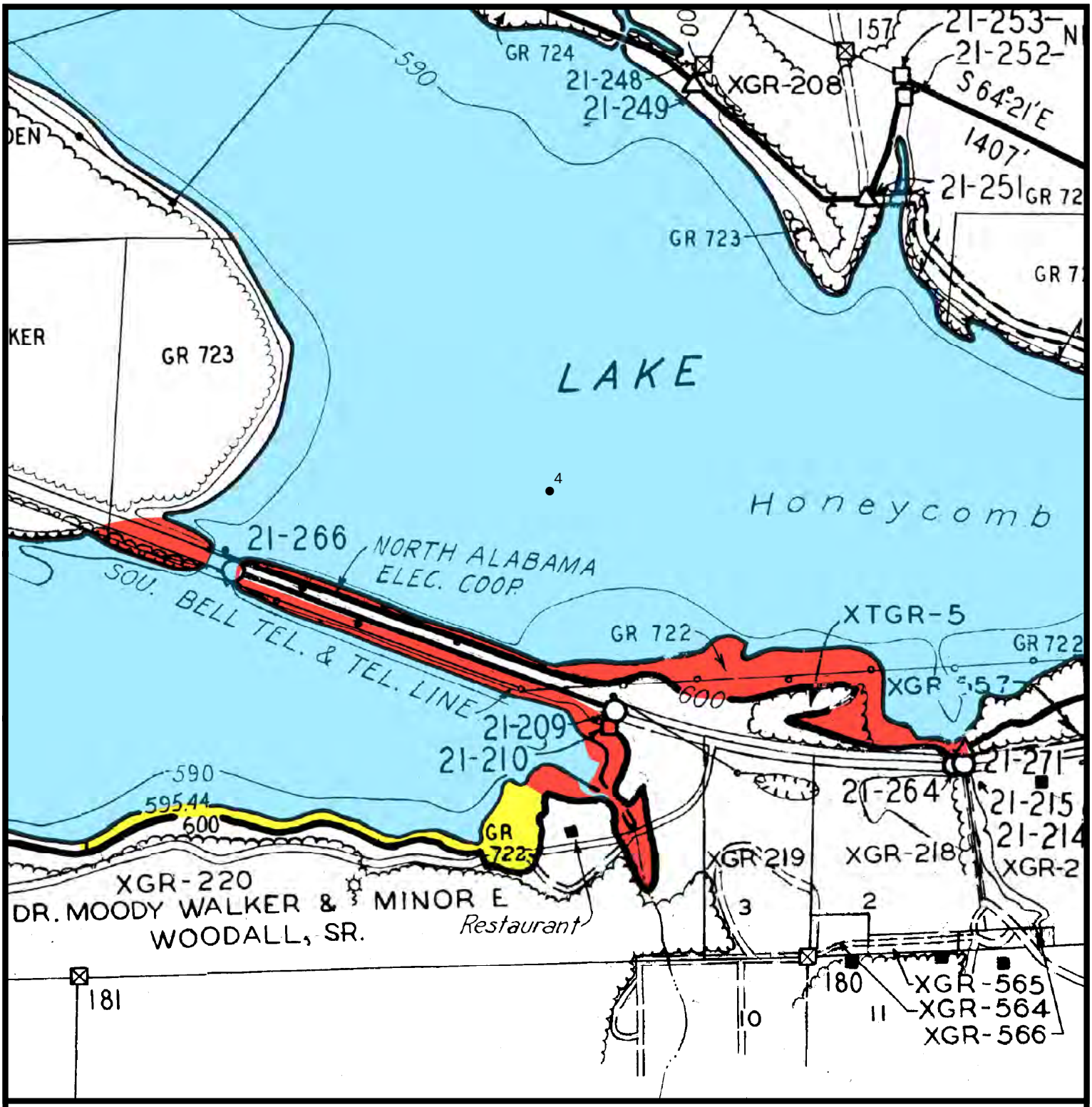


Exhibit Map

Proposed Allocation Change
Mashall County, Alabama
XGR-21PT2
Honeycomb Creek Mile 3.9L

XGR-21PT2- Area To Remain Zone 6 (Approximately 10.6 Acres)

XGR-21aPT2- Area To Be Reallocated to Zone 7 (Approximately 2.9 Acres)

0 250 500 1,000 1,500 Feet

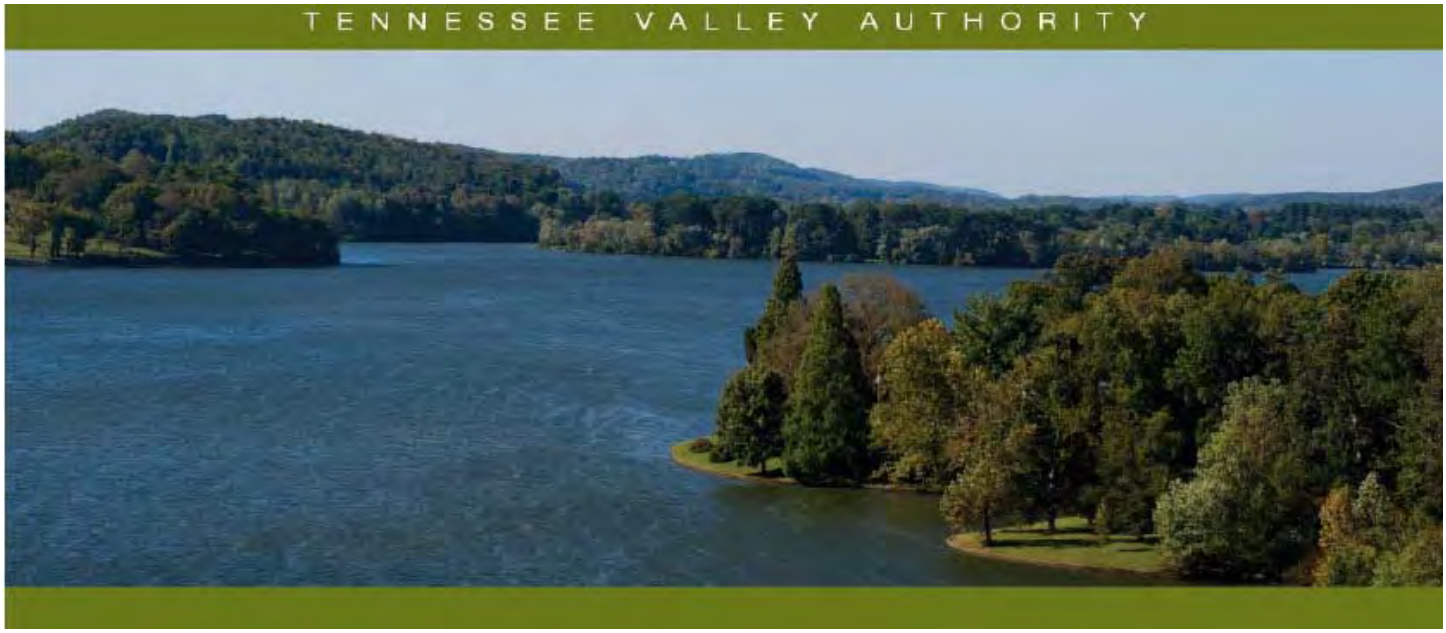
Map Reference:
D-Stage: 21
Quad: 83NE

N

Natural Resources & Real Property Services

Guntersville Reservoir

October 20, 2014



Guntersville Reservoir Land Management Plan Allocation Change – XGR-32PT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville RLMP Plan Tract No. XGR-32PT2 (Parcel 32) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are available at www.tva.com/landplanzones.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 32 (XGR-32PT2)

XGR-32PT2 (58.29 acres) is located in Marshall County, Alabama, along the left descending bank of TRM 364. In the 2001 RLMP, XGR-32PT2 was allocated for "Developed Recreation." However, a 0.5-acre portion of this parcel should have been designated as "Non-TVA Shoreland" because TVA has flowage easement rights over this land, but no longer owns the property in fee. The remainder of the original XGR-32PT2 reservoir land tract remains designated as "Developed Recreation."

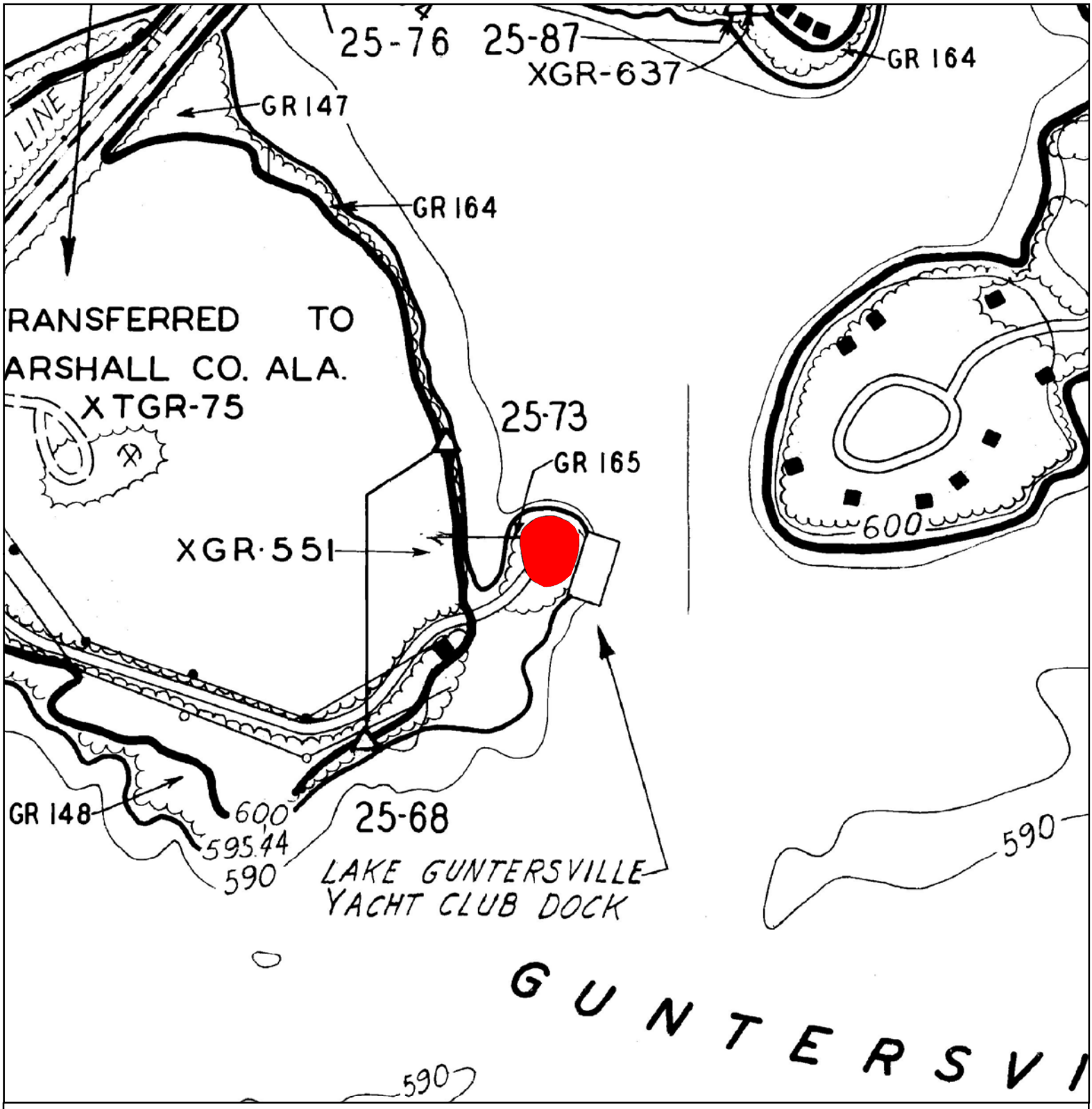


Exhibit Map

Guntersville Reservoir
Land Management Plan
Allocation Change
Tract No. XGR-32PT2
Tennessee River Mile 364.0L

Legend

Portion of XGR-32PT2 to be Re-allocated as Zone 1 (Non-TVA Shoreland)
Approx. (0.5 acre)

500 250 0 500
Feet

N

Map Reference:
D-Stage 25
Quad - 83NE

Land and Water Stewardship

December 17, 2009

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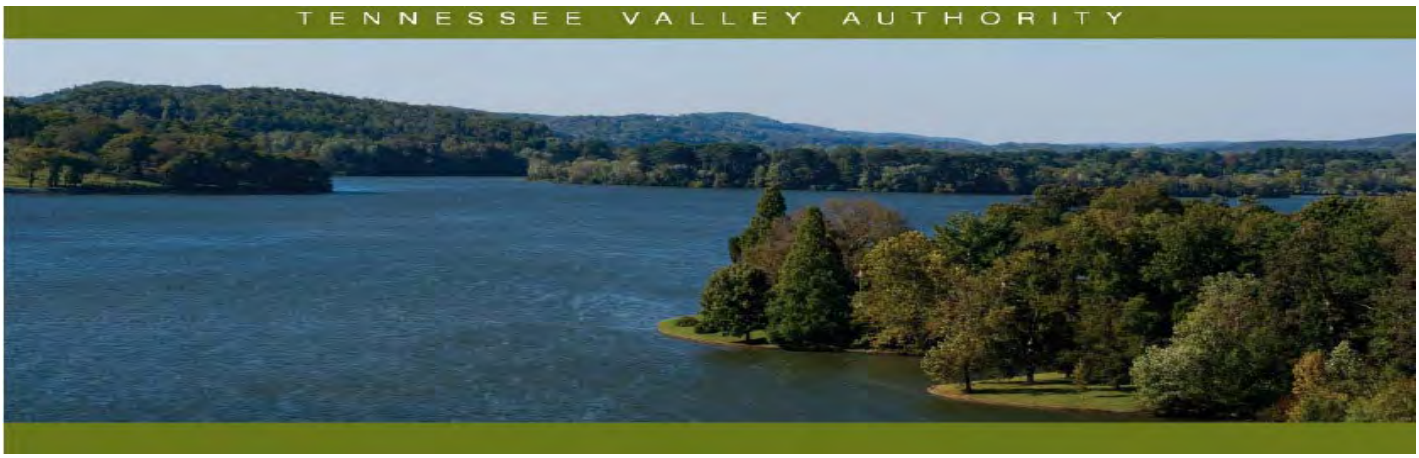


Guntersville Reservoir Land Management Plan Error – XGR-51PT2 and XGR-51aPT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville RLMP tract XGR-51PT2 (Parcel 51) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are located on TVA's Web site, http://www.tva.com/environment/reports/nrp/index.htm.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 51 (XGR-51PT2) and Parcel 51a (XGR-51aPT2)

XGR-51PT2 (15.82 acres) is located in Marshall County, Alabama, along the right bank of the Tennessee River at TRM 364. In the 2001 Guntersville RLMP, Parcel 51 (XGR-51PT2) was allocated as Zone 6 (Developed Recreation). However, an approximate 2.50-acre portion of XGR-51PT2 should have been designated as Zone 7 (Shoreline Access), also known as "Residential Access," because that portion has been granted the right of ingress and egress from Guntersville Lake and is located adjacent to the Turtle Rock Cay Subdivision. In order to resolve the potential land use conflict with the allocation to "Developed Recreation", which does not allow for private water use facilities, the 2.50-acre portion was changed to "Residential Access" and designated as Parcel 51a (XGR-51aPT2). XGR-51PT2 now consists of 13.30 acres and remains allocated as "Developed Recreation."

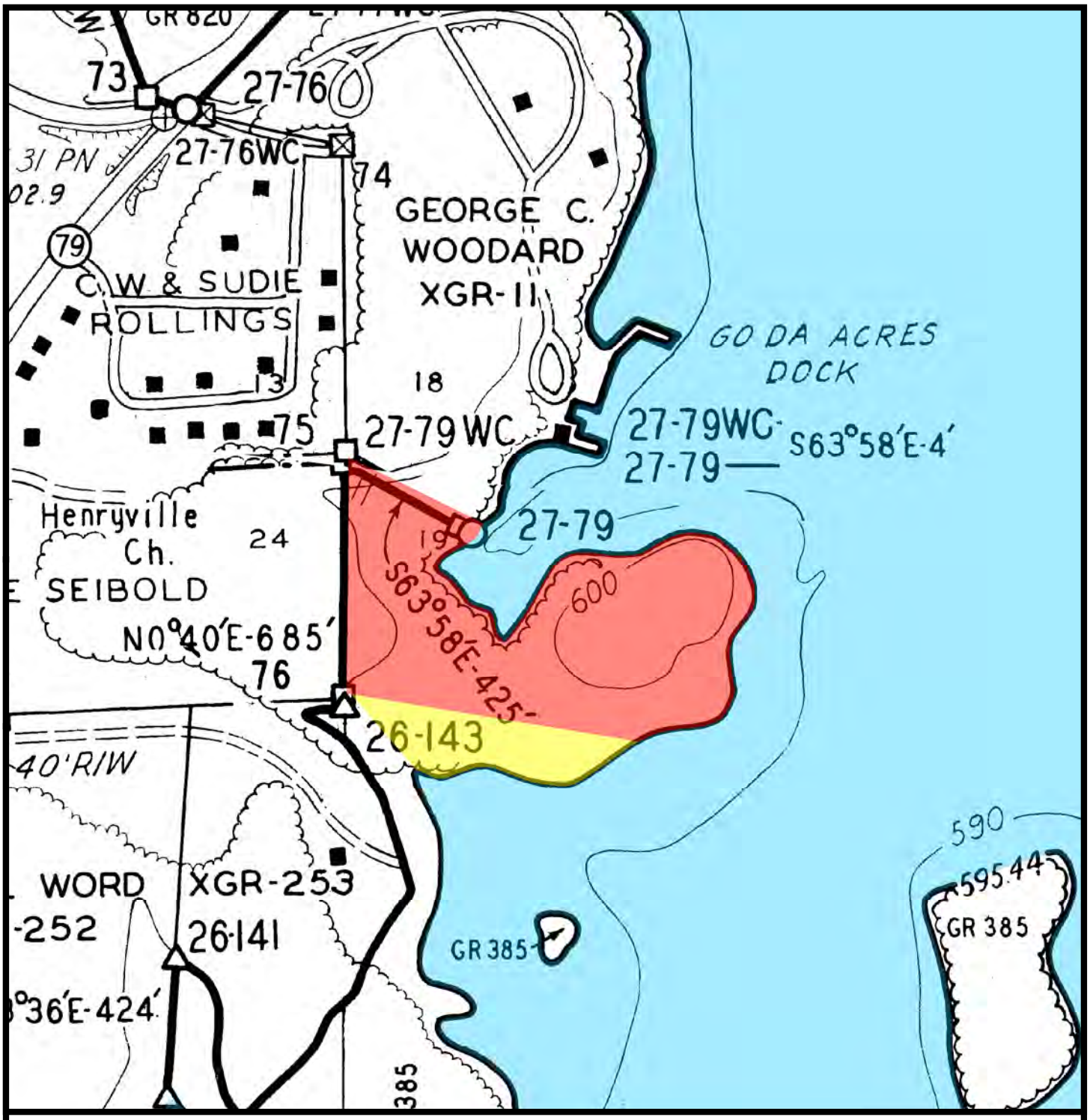


Exhibit Map

XGR-51PT2 - Area To Remain Zone 6 (Approximately 13.32 Acres)

XGR-51aPT2 - Area To Be Reallocated to Zone 7 (Approximately 2.50 Acres)

Proposed Allocation Change
Marshall County, Alabama
XGR-51PT2 and XGR-51aPT2
Tennessee River Mile 364R

Map Reference:
D-Stage: 26
Quad: 83NE

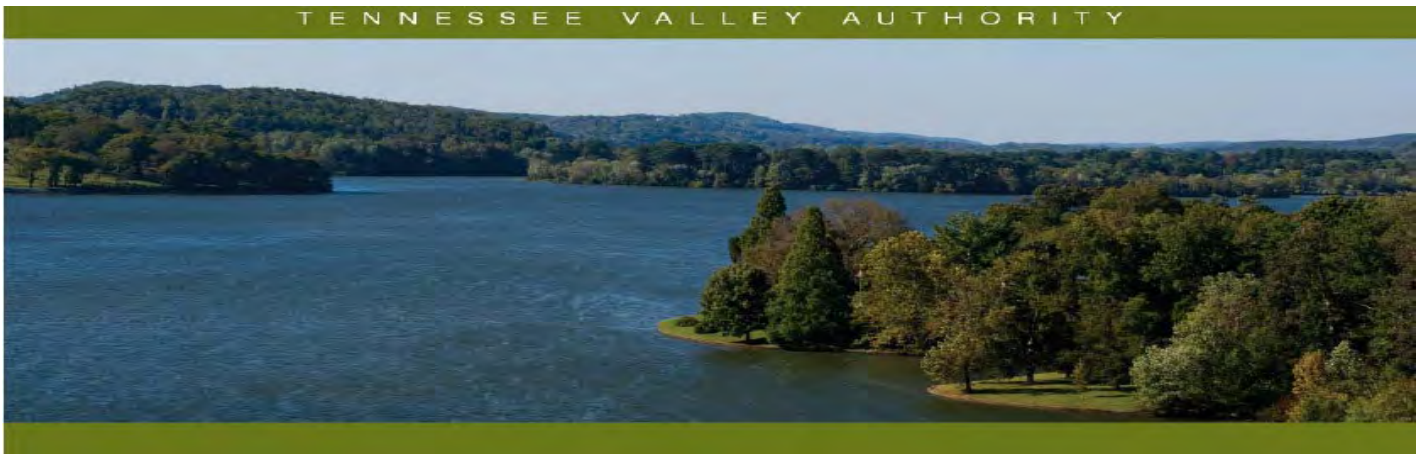
N

TVA
Natural Resources

0 375 750 1,500 Feet

Guntersville Reservoir

October 20, 2015



Guntersville Reservoir Land Management Plan Error – XGR-55aPT2 and XGR-55bPT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville RLMP tract XGR-55aPT2 (Parcel 55a) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are located on TVA's Web site, http://www.tva.com/environment/reports/nrp/index.htm.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 55a (XGR-55aPT2) and Parcel 55b (XGR-55bPT2)

XGR-55aPT2 (13.32 acres) is located in Marshall County, Alabama, along the right bank of the Tennessee River at TRM 364.2. In the 2001 Guntersville RLMP, Parcel 55a (XGR-55aPT2) was allocated as Zone 4 (Natural Resource Conservation). However, an approximate 2.29-acre portion of XGR-55aPT2 should have been designated as Zone 7 (Shoreline Access), also known as "Residential Access," because that portion has been granted the right of ingress and egress from Guntersville Lake. In order to resolve the potential land use conflict with the allocation to "Natural Resource Conservation", which does not allow for private water use facilities, the 2.29-acre portion was changed to "Residential Access" and designated as Parcel 55b (XGR-55bPT2). XGR-55aPT2 now consists of 11.0 acres and remains allocated as "Natural Resource Conservation."

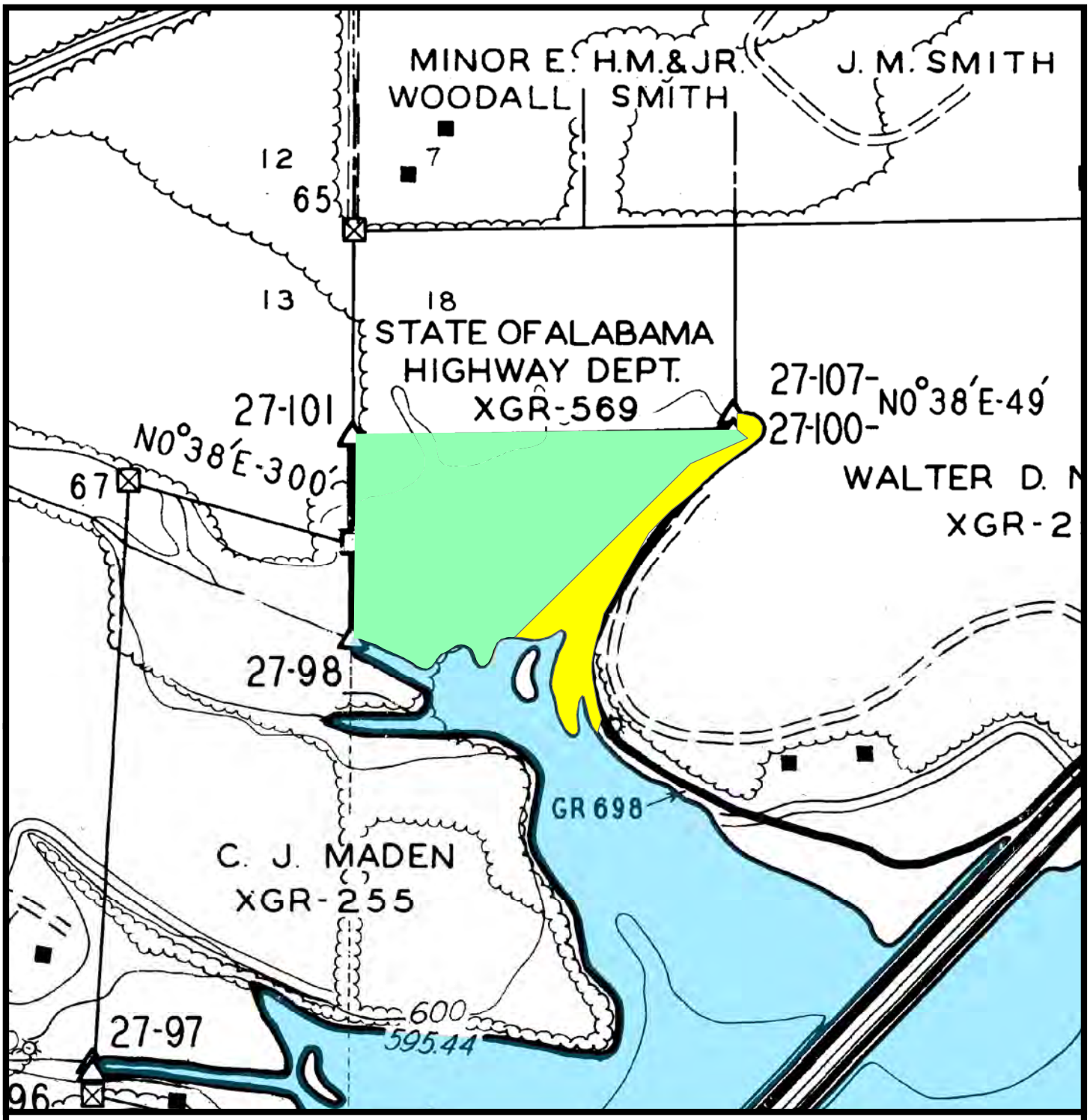


Exhibit Map

XGR-55aPT2 - Area To Remain Zone 4 (Approximately 11.03 Acres)

XGR-55bPT2 - Area To Be Reallocated to Zone 7 (Approximately 2.29 Acres)

Proposed Allocation Change
Marshall County, Alabama
XGR-55aPT2 and XGR-55bPT2
Tennessee River Mile 364.2R

Map Reference:
D-Stage: 27
Quad: 83NE

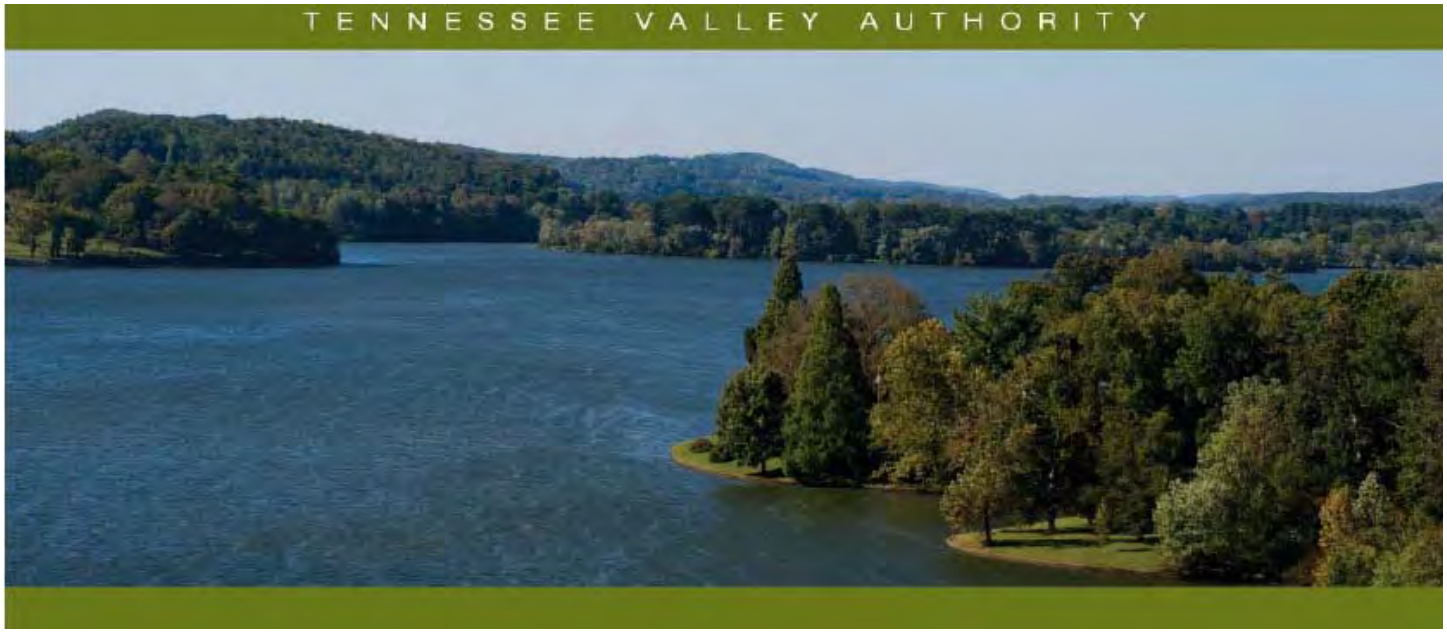
N

TVA
Natural Resources

0 375 750 1,500 Feet

Guntersville Reservoir

October 21, 2015



Guntersville Reservoir Land Management Plan Allocation Change – XGR-61PT2 and XGR-61aPT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville Plan Tract No. XGR-61PT2 (Parcel 61) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are lavailable at www.tva.com/landplanzones.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 61 (XGR-61PT2) and Parcel 61a (XGR-61aPT2)

XGR-61PT2 (3.44 acres) is located in Marshall County, Alabama, along the right descending bank of TRM 367.8. In the 2001 RLMP, XGR-61PT2 was allocated for "Developed Recreation." However, XGR-61PT2 fronts a parcel of former TVA property (XGR-601), which TVA sold with general ingress and egress rights across the TVA shoreline property, and the deed does not contain any restrictions otherwise limiting those rights. In order to resolve the potential conflict from the 2001 RLMP allocation, approximately 0.2 acre of XGR-61PT2 with 125 feet of shoreline is designated as "Shoreline Access" (new Parcel 61a) and requests for private water use facilities will be considered. The remainder of the original XGR-61PT2 reservoir land tract remains designated as "Developed Recreation."

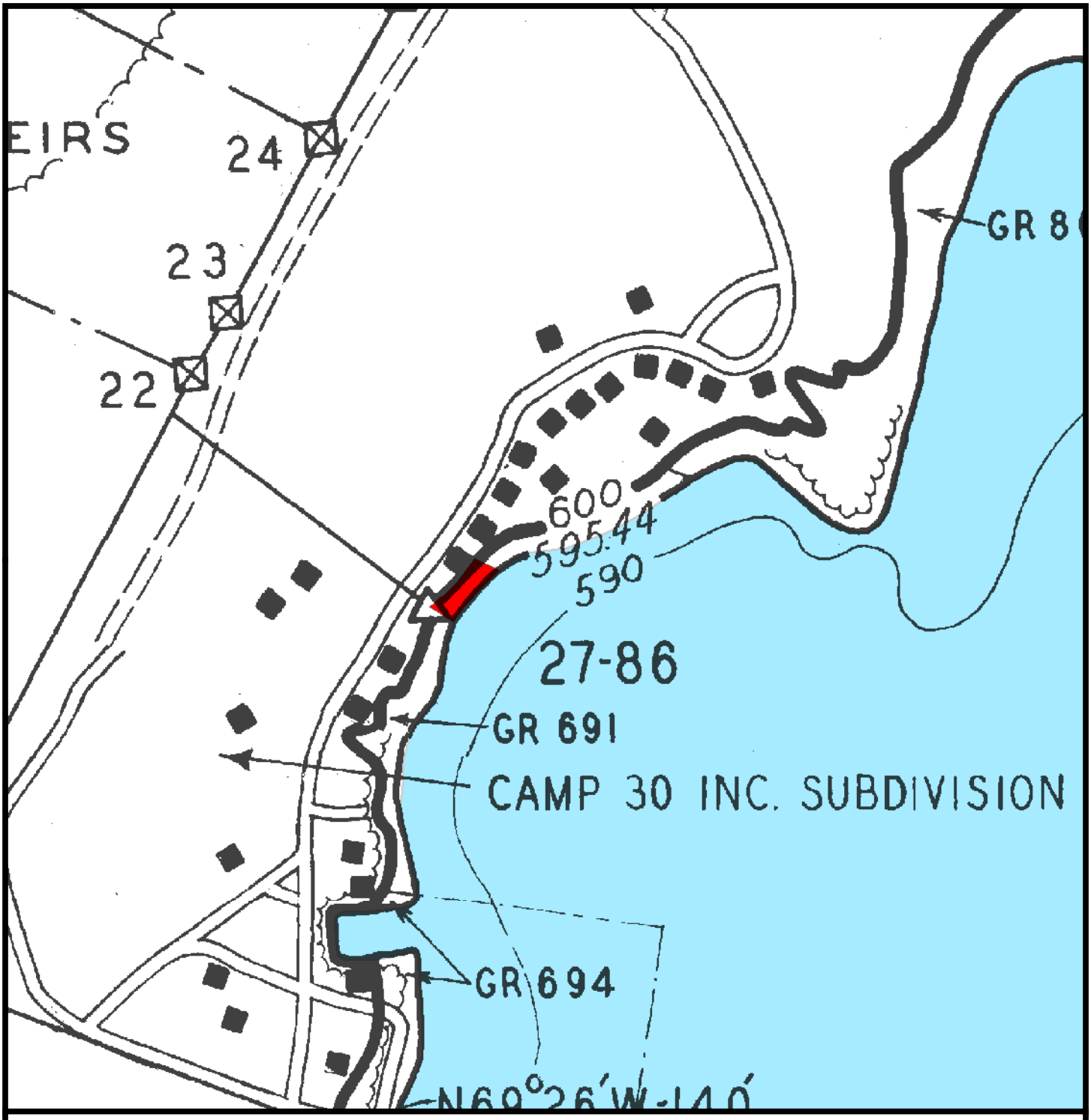


Exhibit Map

Guntersville Reservoir
Land Management Plan
Allocation Change
Tract No. XGR-61PT2
Tennessee River Mile 367.8R

Map Reference:
C/D Stage: 27
Quad: 90 NW

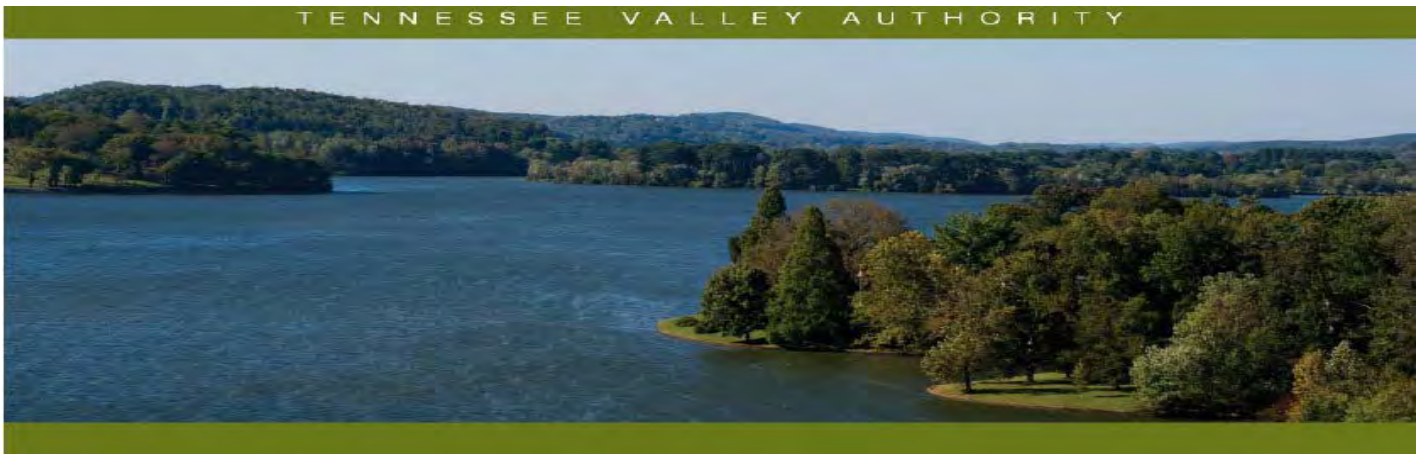
N

Allocation Change
(Approx. 0.2 acre)

300 150 0 300
Feet

Land and Shoreline Management

November 10, 2010



Guntersville Reservoir Land Management Plan Allocation Change – XGR-65PT2 and XGR-65aPT2

Reservoir Land Planning Allocation Change

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), future uses of TVA-managed lands on that reservoir must then be consistent with the land use allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with ingress and egress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the ingress and egress rights of the adjacent property owners. This document addresses the reallocation of Guntersville Plan Tract No. XGR-65PT2 (Parcel 65) and is considered a supplement to the 2001 Guntersville RLMP. Definitions of TVA's land planning allocation zones are available at https://www.tva.com/landplanzones.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 65 (XGR-65PT2) and Parcel 65a (XGR-65aPT2)

XGR-65PT2 (1.0 acre) is located in Marshall County along the right descending bank of TRM 367.0 on Guntersville Reservoir. In the 2001 Guntersville RLMP, XGR-65PT2 was allocated as Zone 6 (Developed Recreation) for an existing commercial marina. However, XGR-65PT2 fronts a tract of former TVA land, XGR-258, which TVA sold subject to Section 31 of the TVA Act of 1933. In the deed, TVA granted the owners the right of ingress to and egress rights from the waters of Guntersville Lake over and upon the adjoining land lying between the 600-foot contour elevation and the waters of the lake, and the deed does not contain any restrictions otherwise limiting those rights. In order to resolve the potential land use conflict with the allocation to "Developed Recreation", which does not allow for private water use facilities, the 1.0-acre parcel has been modified as new Parcel 65a (XGR-65aPT2) and the land use allocation has changed from "Developed Recreation" to Zone 7 (Shoreline Access). New Parcel 65a has approximately 300 linear feet of shoreline and the "Shoreline Access" allocation reflects the deeded access rights of ingress and egress across TVA shoreline property of the backlying property owners. Requests for private water use facilities would be considered on Parcel 65a.

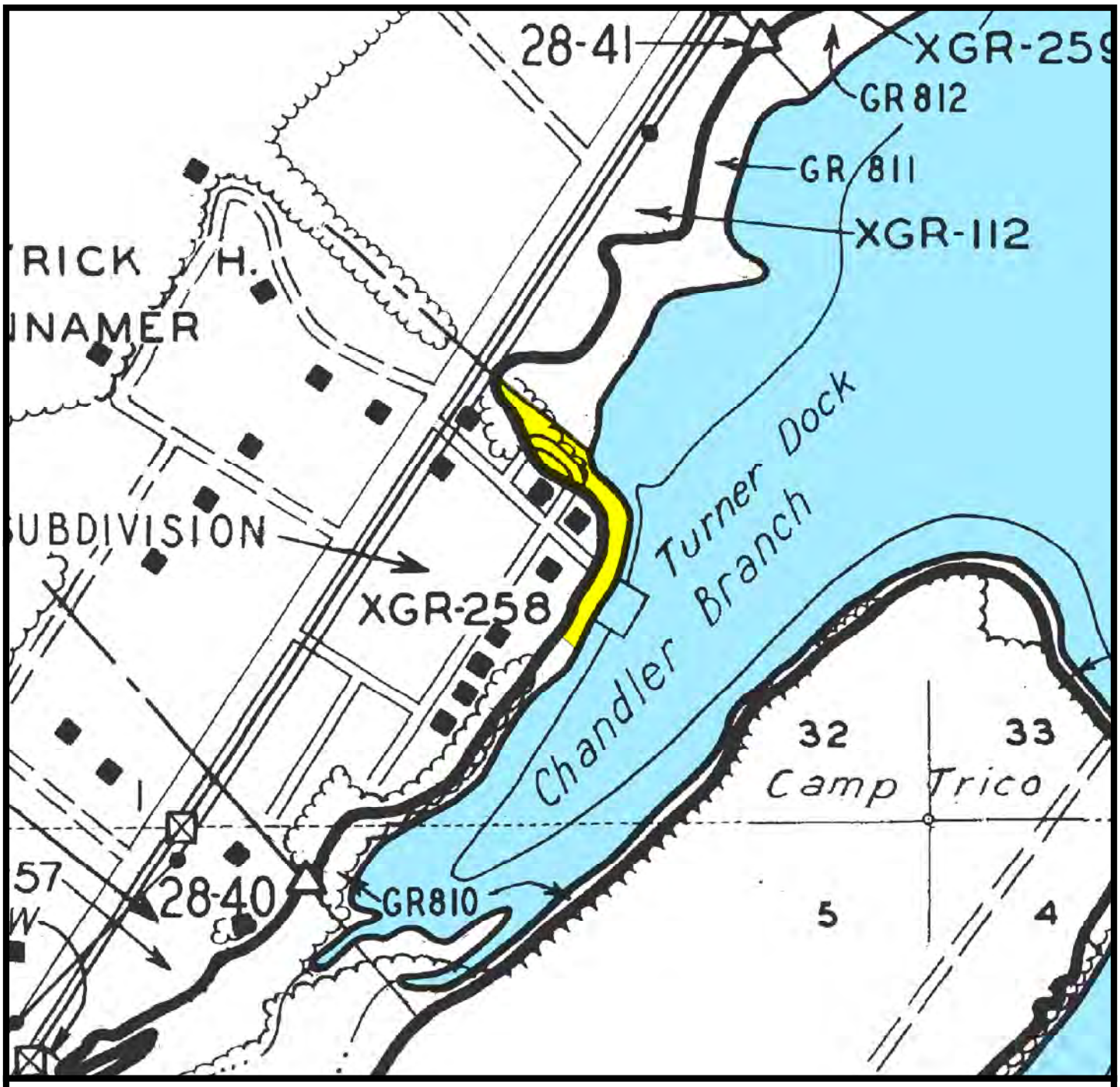


Exhibit Map

Allocation Change
Marshall County, Alabama
XGR-65PT2
Tennessee River Mile 367R

Map Reference:
C/D Stage: 28D
Quad: 9NW

XGR-65aPT2 - Area Reallocated to Zone 7 (Approx. 1.0 acre)

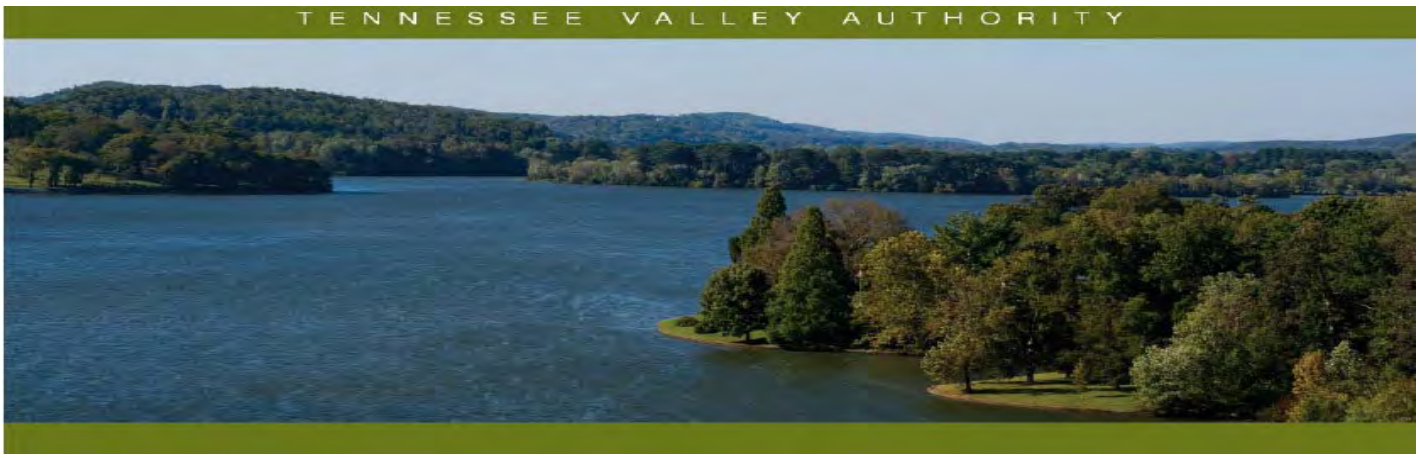
N

Natural Resources

Guntersville Reservoir

500 250 0 500 Feet

April 05, 2019



Guntersville Reservoir Land Management Plan Error – XGR-85PT2 and XGR-85aPT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville RLMP tract XGR-85PT2 (Parcel 85) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are located on TVA's Web site, http://www.tva.com/environment/reports/nrp/index.htm.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 85 (XGR-85PT2) and Parcel 85a (XGR-85aPT2)

XGR-85PT2 (28.16 acres) is located in Marshall County, Alabama, along the right bank of the Tennessee River at TRM 372. In the 2001 Guntersville RLMP, Parcel 85 (XGR-85PT2) was allocated as Zone 4 (Natural Resource Conservation). However, an approximate 1.00-acre portion of XGR-85PT2 should have been designated as Zone 7 (Shoreline Access), also known as "Residential Access," because that portion has been granted the right of ingress and egress from Guntersville Lake. In order to resolve the potential land use conflict with the allocation to "Natural Resource Conservation", which does not allow for private water use facilities, the 1.00-acre portion was changed to "Residential Access" and designated as Parcel 85a (XGR-85aPT2). XGR-85PT2 now consists of 27.20 acres and remains allocated as "Natural Resource Conservation."

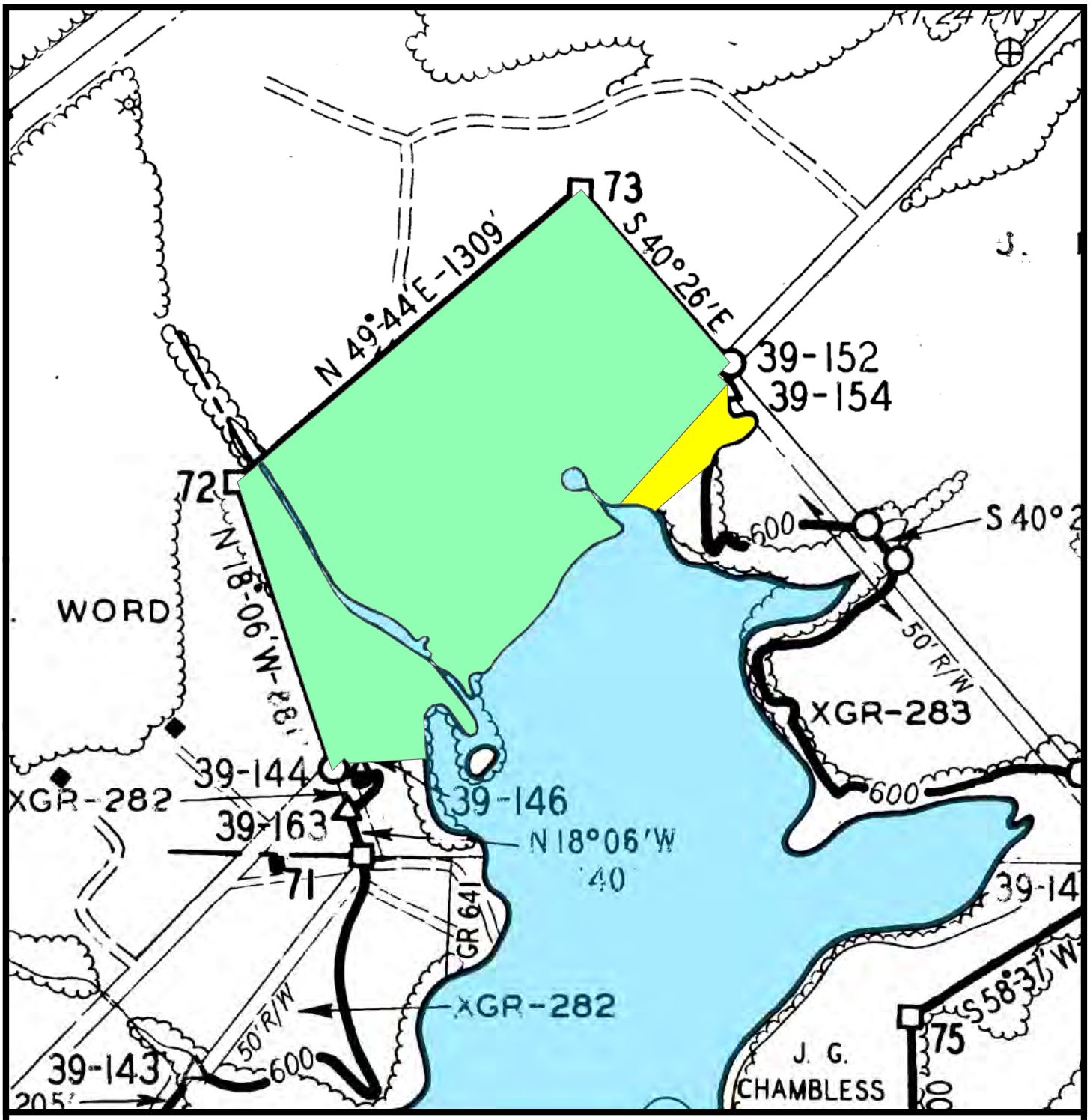


Exhibit Map

XGR-85PT2 - Area To Remain Zone 4 (Approximately 27.16 Acres)

XGR-85aPT2 - Area To Be Reallocated to Zone 7 (Approximately 1.00 Acres)

Proposed Allocation Change
Marshall County, Alabama
XGR-85PT2 and XGR-85aPT2
Tennessee River Mile 372R

Map Reference:
D-Stage: 39
Quad: 89SW

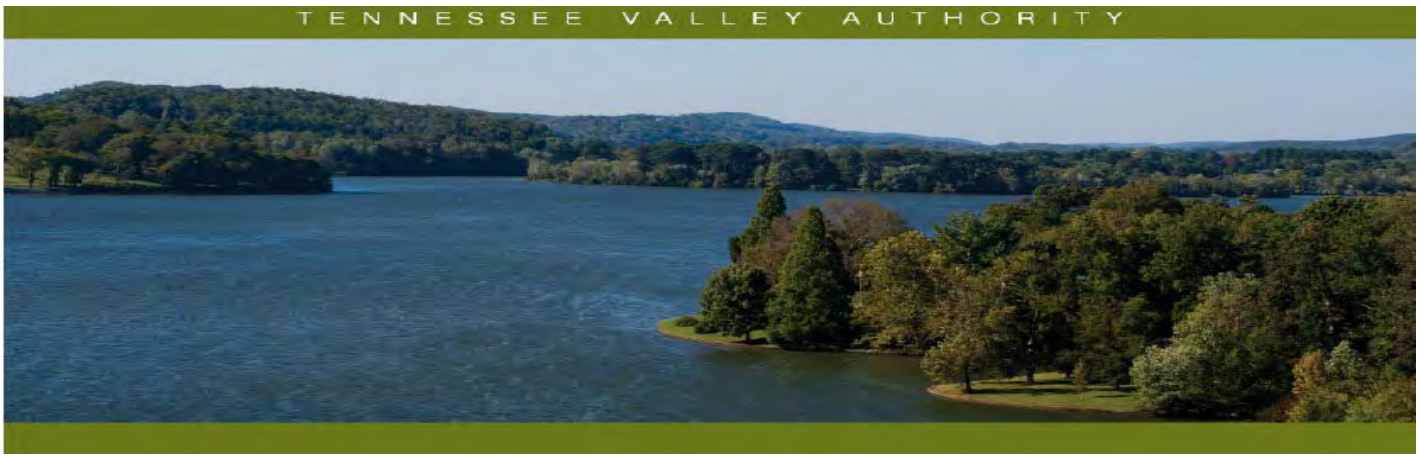
N

TVA
Natural Resources

0 375 750 1,500 Feet

Guntersville Reservoir

October 22, 2015



Guntersville Reservoir Land Management Plan Error – XGR-87PT2 and XGR-87aPT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville RLMP tract XGR-87PT2 (Parcel 87) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are located on TVA's Web site, http://www.tva.com/environment/reports/nrp/index.htm.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 87 (XGR-87PT2) and Parcel 87a (XGR-87aPT2)

XGR-87PT2 (16.90 acres) is located in Marshall County, Alabama, along the right bank of the Tennessee River at TRM 372. In the 2001 Guntersville RLMP, Parcel 87 (XGR-87PT2) was allocated as Zone 4 (Natural Resource Conservation). However, an approximate 1.32-acre portion of XGR-87PT2 should have been designated as Zone 7 (Shoreline Access), also known as "Residential Access," because that portion has been granted the right of ingress and egress from Guntersville Lake. In order to resolve the potential land use conflict with the allocation to "Natural Resource Conservation", which does not allow for private water use facilities, the 1.32-acre portion was changed to "Residential Access" and designated as Parcel 87a (XGR-87aPT2). XGR-87PT2 now consists of 15.58 acres and remains allocated as "Natural Resource Conservation."

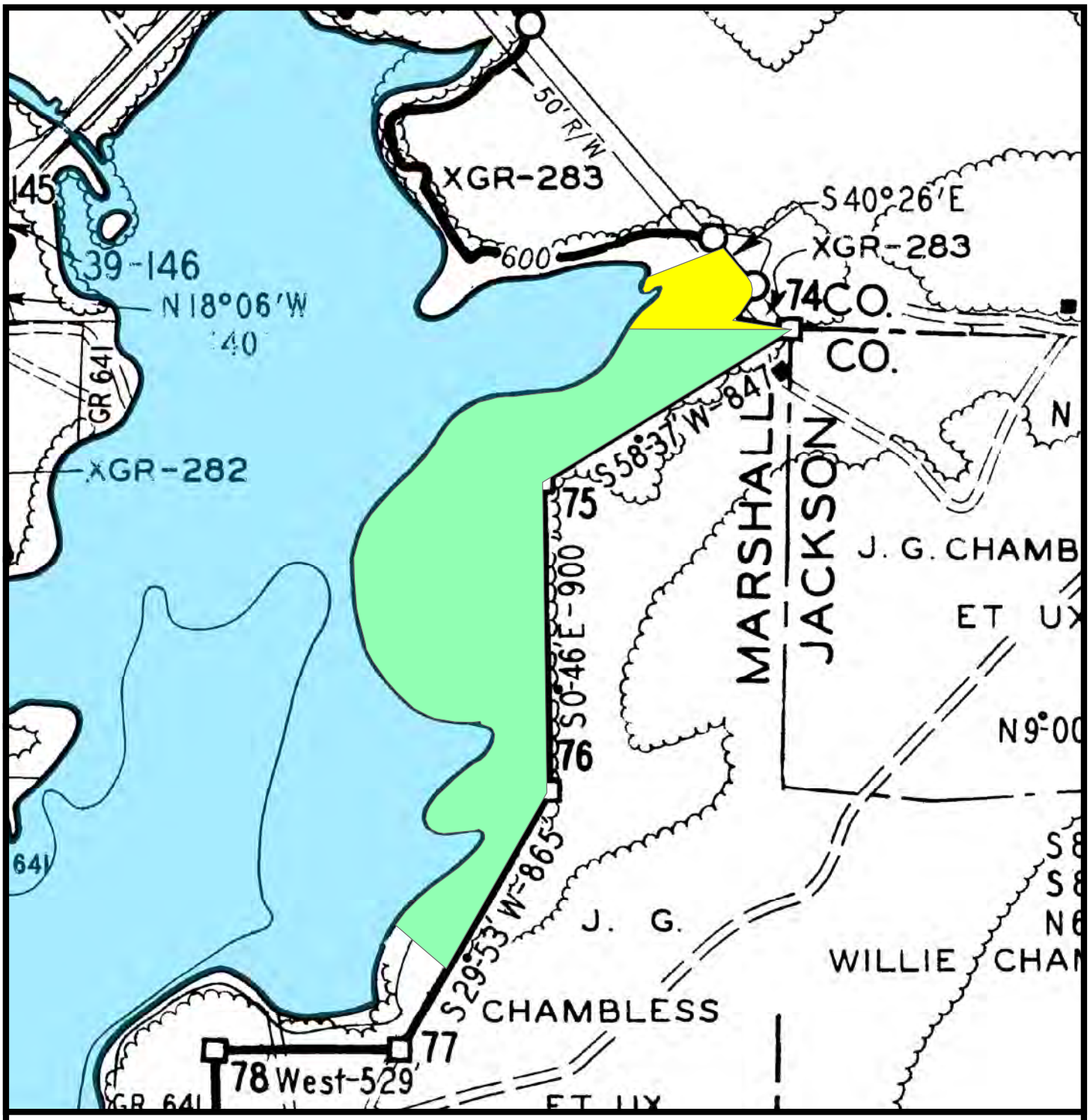


Exhibit Map

XGR-87PT2 - Area To Remain Zone 4 (Approximately 15.58 Acres)

XGR-87aPT2 - Area To Be Reallocated to Zone 7 (Approximately 1.32 Acres)

Proposed Allocation Change
Marshall County, Alabama
XGR-87PT2 and XGR-87aPT2
Tennessee River Mile 372R

Map Reference:
D-Stage: 39
Quad: 89SW

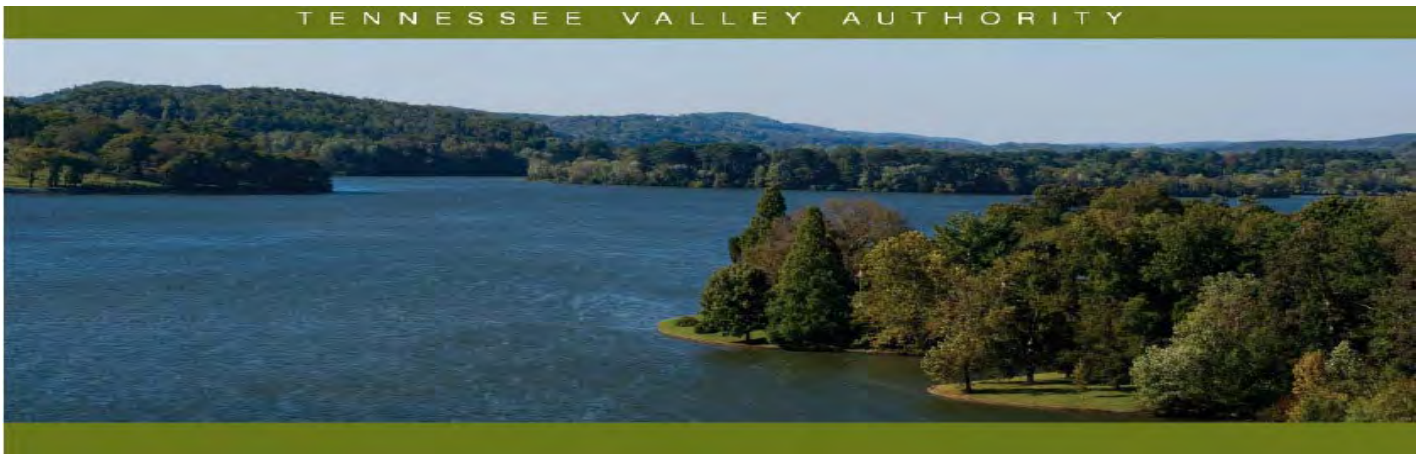
N

TVA
Natural Resources

0 375 750 1,500 Feet

Guntersville Reservoir

October 22, 2015



Guntersville Reservoir Land Management Plan Error – XGR-92PT2 and XGR-92aPT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville RLMP tract XGR-92PT2 (Parcel 92) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are located on TVA's Web site, http://www.tva.com/environment/reports/nrp/index.htm.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall Counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 92 (XGR-92PT2) and Parcel 92a (XGR-92aPT2)

XGR-92PT2 (102.19 acres) is located in Jackson County, Alabama, along the right bank of the Tennessee River at TRM 375. In the 2001 Guntersville RLMP, Parcel 92 (XGR-92PT2) was allocated as Zone 4 (Natural Resource Conservation). However, an approximate 0.82-acre portion of XGR-92PT2 should have been designated as Zone 7 (Shoreline Access), also known as "Residential Access," because that portion has been granted the right of ingress and egress from Guntersville Lake. In order to resolve the potential land use conflict with the allocation to "Natural Resource Conservation", which does not allow for private water use facilities, the 0.82-acre portion was changed to "Residential Access" and designated as Parcel 92a (XGR-92aPT2). XGR-92PT2 now consists of 101.38 acres and remains allocated as "Natural Resource Conservation."

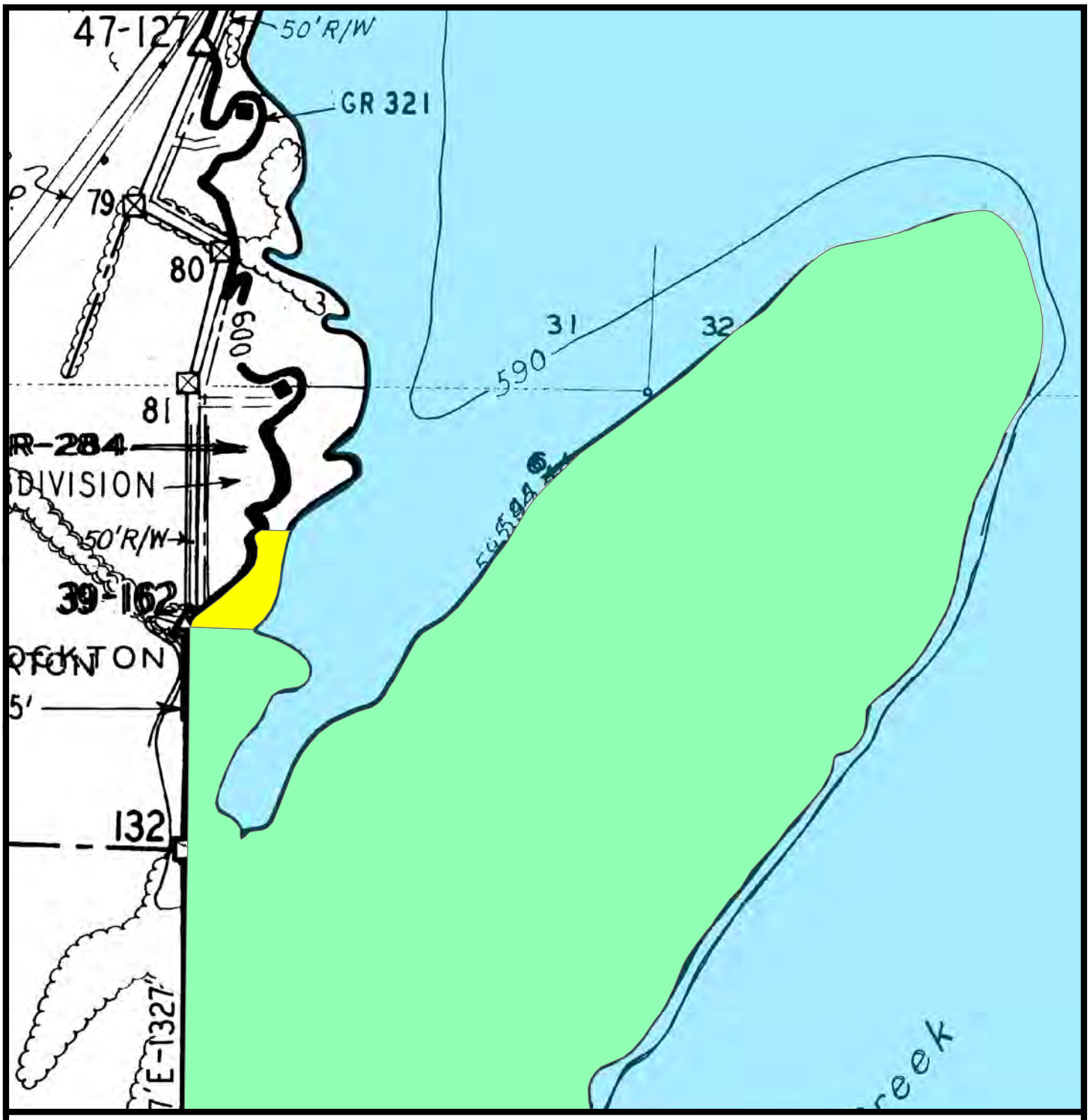


Exhibit Map

XGR-92PT2 - Area To Remain Zone 4 (Approximately 101.37 Acres)

XGR-92aPT2 - Area To Be Reallocated to Zone 7 (Approximately 0.82 Acres)

Proposed Allocation Change
Jackson County, Alabama
XGR-92PT2 and XGR-92aPT2
Tennessee River Mile 375R

Map Reference:
D-Stage: 39
Quad: 89SW

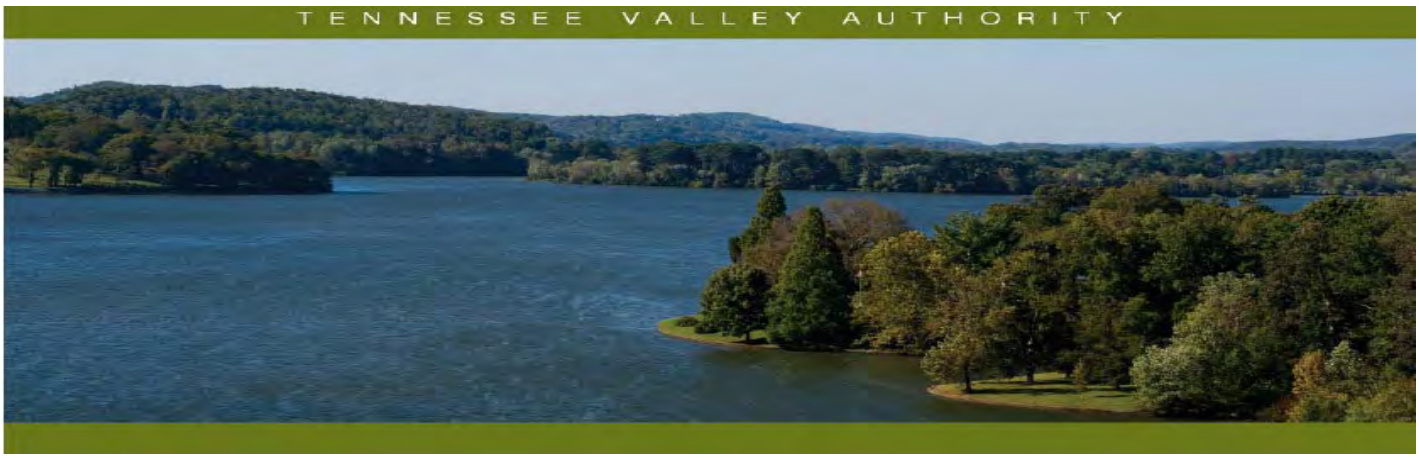
N

TVA
Natural Resources

0 375 750 1,500 Feet

Guntersville Reservoir

October 22, 2015



Guntersville Reservoir Land Management Plan Error – XGR-95aPT2 and XGR-96aPT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan by the Tennessee Valley Authority (TVA), future uses of TVA-managed lands on that reservoir must then be consistent with the land use allocations within that land plan. Recent research shows that a portion of Guntersville Parcel 95 (Plan Tract No. XGR-95PT2) was mistakenly omitted from the 2001 Plan and designated as Zone 1 (Non-TVA Shoreland) when the land plan maps were created and should have been allocated as Zone 7 (Shoreline Access) to align with the existing land use allocation of the adjacent Parcel 95 (XGR-95PT2). The resolution of the mapping error has resulted in the reallocation of a 0.35-acre portion of the omitted land to align with the allocation of the adjacent Parcel 95. This document addresses the reallocation of the 0.35-acre portion of land (designated as Parcel 95a) from "Non-TVA Shoreland" to "Shoreline Access" and is considered a supplement to the 2001 Guntersville Reservoir Land Management Plan. Definitions of TVA's land planning allocation zones are available at https://www.tva.gov/landplanzones.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 95a (XGR-95aPT2) and Parcel 96a (XGR-96aPT2)

XGR-95aPT2 (0.35 acre) and XGR-96aPT2 (0.44 acre) are located in Jackson County along the right bank of the Tennessee River at mile 375.8 and is along the right-of way for Highway 79. The two small parcels of TVA land were missing from the original lands plan and therefore, never planned. The missing parcels of land were planned in accordance with the adjacent lands (Zone 7 and Zone 4, respectively). The correction of the parcel allocations reflect legal instruments in existence but overlooked when the parcels were planned.

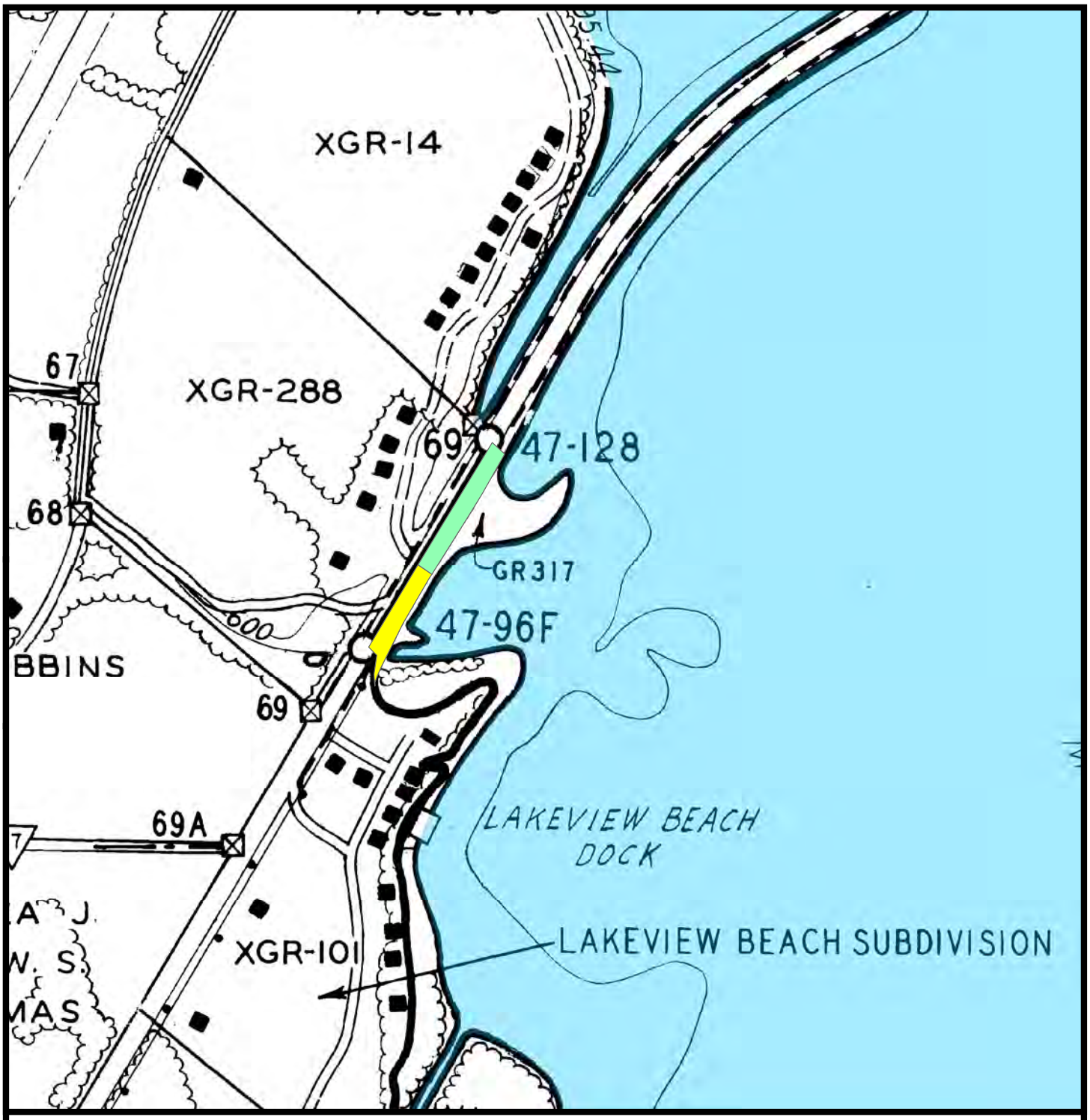


Exhibit Map

XGR-95aPT2 - Area To Be Added as Zone 7 (Approximately 0.35 Acres)

XGR-96aPT2 - Area To Be added as Zone 4 (Approximately 0.48 Acres)

Proposed Allocation Change
Jackson County, Alabama
XGR-95aPT2 and XGR-96aPT2
Mink Creek Mile 0.5R

Map Reference:
D-Stage: 47
Quad: 89SW

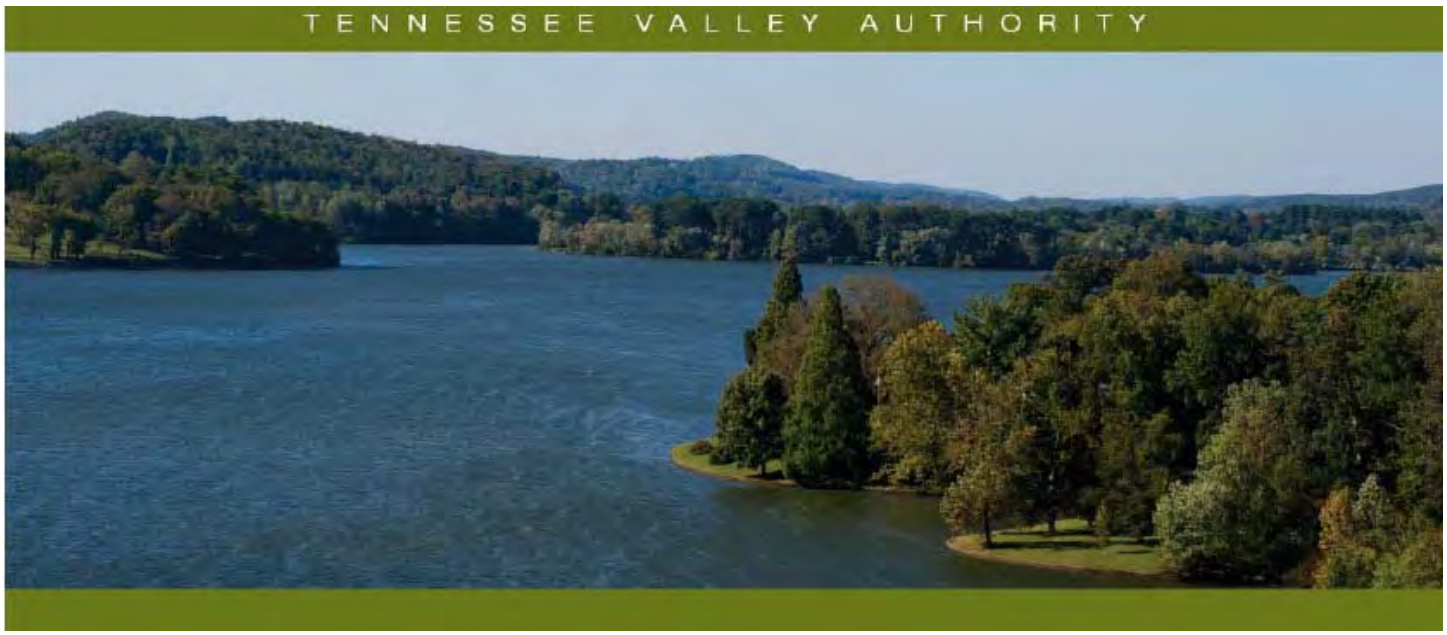
N

TVA
Natural Resources

0 375 750 1,500 Feet

Guntersville Reservoir

November 11, 2015



Guntersville Reservoir Land Management Plan Allocation Change – XGR-108PT2, XGR-109PT2, and XGR-110PT2

Reservoir Land Planning Allocation Changes

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. This document addresses the reallocation of portions of Guntersville Plan Tract Nos. XGR-108PT2 (Parcel 108), XGR-109PT2 (Parcel 109), and XGR-110PT2 (Parcel 110) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are available at www.tva.com/landplanzones.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile 349. Guntersville Reservoir is located in Jackson and Marshall counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcels 108, 109, and 110 (XGR-108PT2, XGR-109PT2, and XGR-109PT2)

In 2004, TVA approved a request from the City of Scottsboro, Alabama (City) to modify the following land use allocations for XGR-108PT2, XGR-109PT2, and XGR-110PT2 to support the City's development of its privately owned property at Goose Pond Island (former TVA property XGR-665).

Tract Number	2001 Guntersville Reservoir Land Management Plan		2004 Modifications	
	Allocation	Acres	Allocation	Acres
XGR-108PT2	Sensitive Resource Management	207.7	Sensitive Resource Management	72.9
			Developed Recreation	58.4
			Residential Access	76.4
XGR-109PT2	Industrial	50.7	Project Operations	13.5
			Industrial	2.1
			Developed Recreation	5.0
			Residential Access	30.1
XGR-110PT2	Sensitive Resource Management	9.0	Project Operations	3.9
			Sensitive Resource Management	0.9
			Developed Recreation	4.2

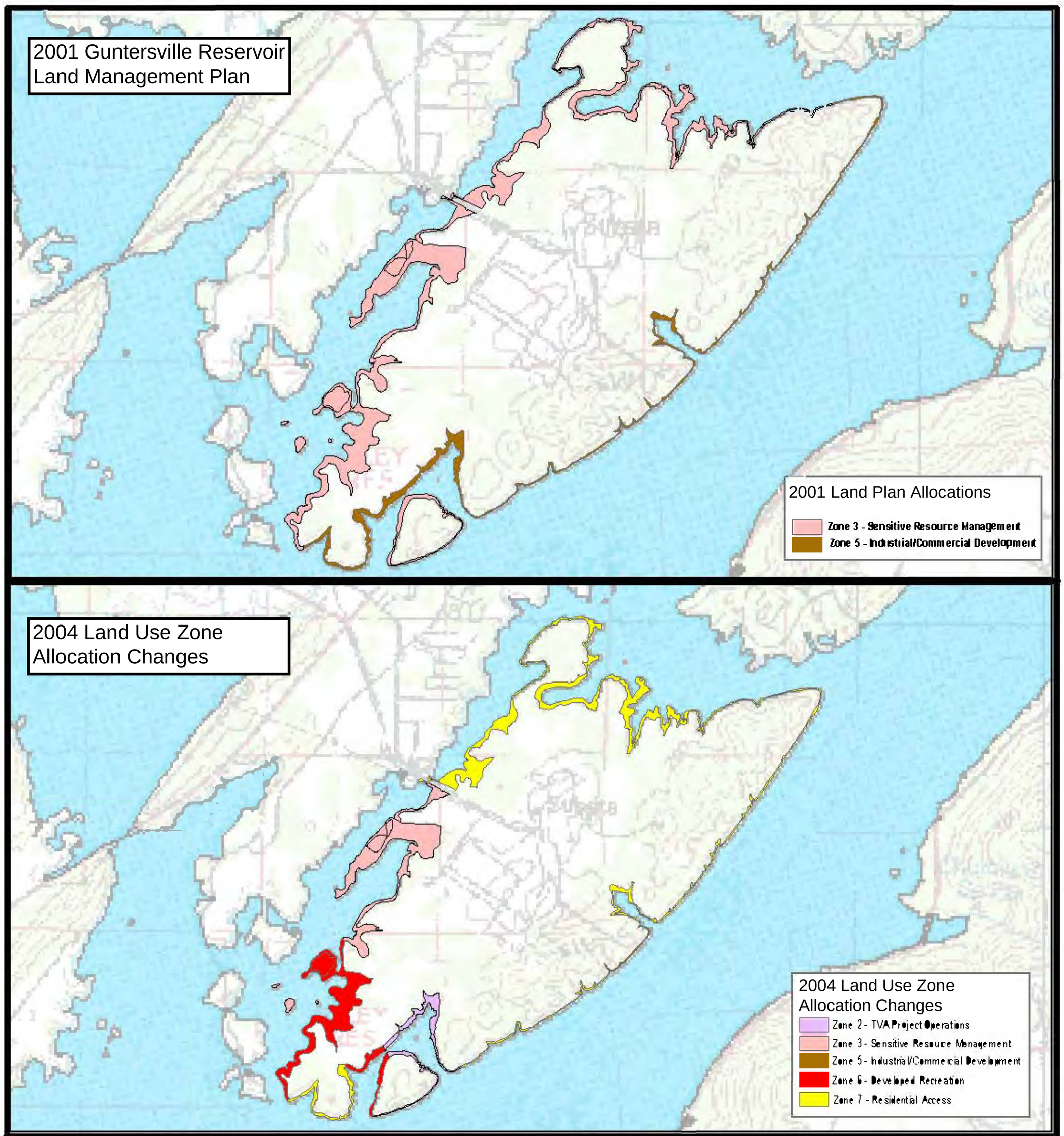


Exhibit Map
Guntersville Reservoir
Zone Allocation Change - Goose Pond Island
XGR-108PT2, XGR-109PT2, XGR-110PT2
Tennesee River Mile 381.5 R

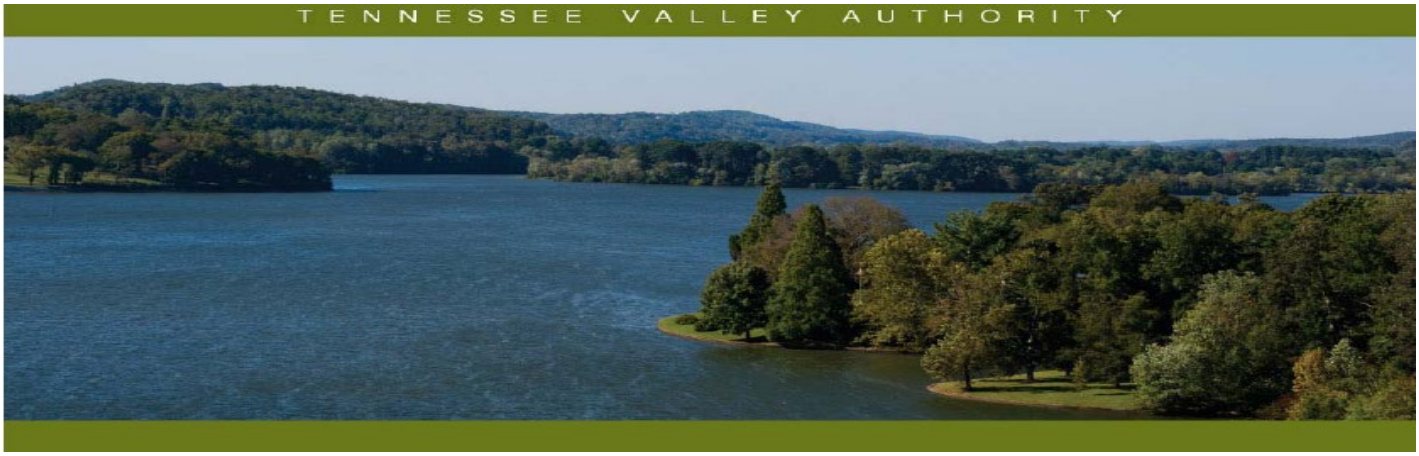
N

Feet
3,700 1,850 0 3,700 7,400

Resource
Stewardship

D-Stage 50, 51, 53
Quad 89SE

Guntersville Watershed Team
March 30, 2004



Guntersville Reservoir Land Management Plan Allocation Change – XGR-114PT2 and XGR-114aPT2

Reservoir Land Planning Allocation Change

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), future uses of TVA-managed lands on that reservoir must then be consistent with the land use allocations within that RLMP. Certain TVA reservoir land tracts have land management zone based on the backlying land use. These zone allocations have the potential to conflict with ingress and egress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the ingress and egress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville RLMP Tract No. XGR-114PT2 (Parcel 114) and is considered a supplement to the 2001 Guntersville RLMP. Definitions of TVA's land planning allocation zones are available at https://www.tva.com/landplanzones.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall Counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 114 (XGR-114PT2) and Parcel 114a (XGR-114aPT)

XGR-114PT2 (26.29 acres) is located in Jackson County along the right descending bank of Roseberry Creek mile 3.0. In the 2001 Guntersville RLMP, XGR-114PT2 was allocated as Zone 6 (Developed Recreation) for an existing public park. However, a portion of XGR-114PT2 fronts a tract of private land, XGR-396, which TVA sold subject to Section 31 of the TVA Act of 1933. In the deed, TVA granted the owners the right of ingress and egress rights to and from the waters of Guntersville Lake over and upon the adjoining land lying between the 600-foot contour elevation and the waters of the lake, and the deed does not contain any restrictions otherwise limiting those rights. In order to resolve the potential land use conflict with the allocation to "Developed Recreation", which does not allow for private water use facilities, a 0.72-acre portion of the 26.29 acre parcel has been modified as new Parcel 114a (XGR-114aPT2) and the land use allocation has changed from "Developed Recreation" to Zone 7 (Shoreline Access). New Parcel 114a has approximately 280 linear feet of shoreline and the "Shoreline Access" allocation reflects the deeded access rights of ingress and egress across TVA shoreline property of the backlying property owners. Requests for private water use facilities would be considered on Parcel 114a. The remainder of XGR-114PT (25.57 acres) continues to be allocated as "Developed Recreation."

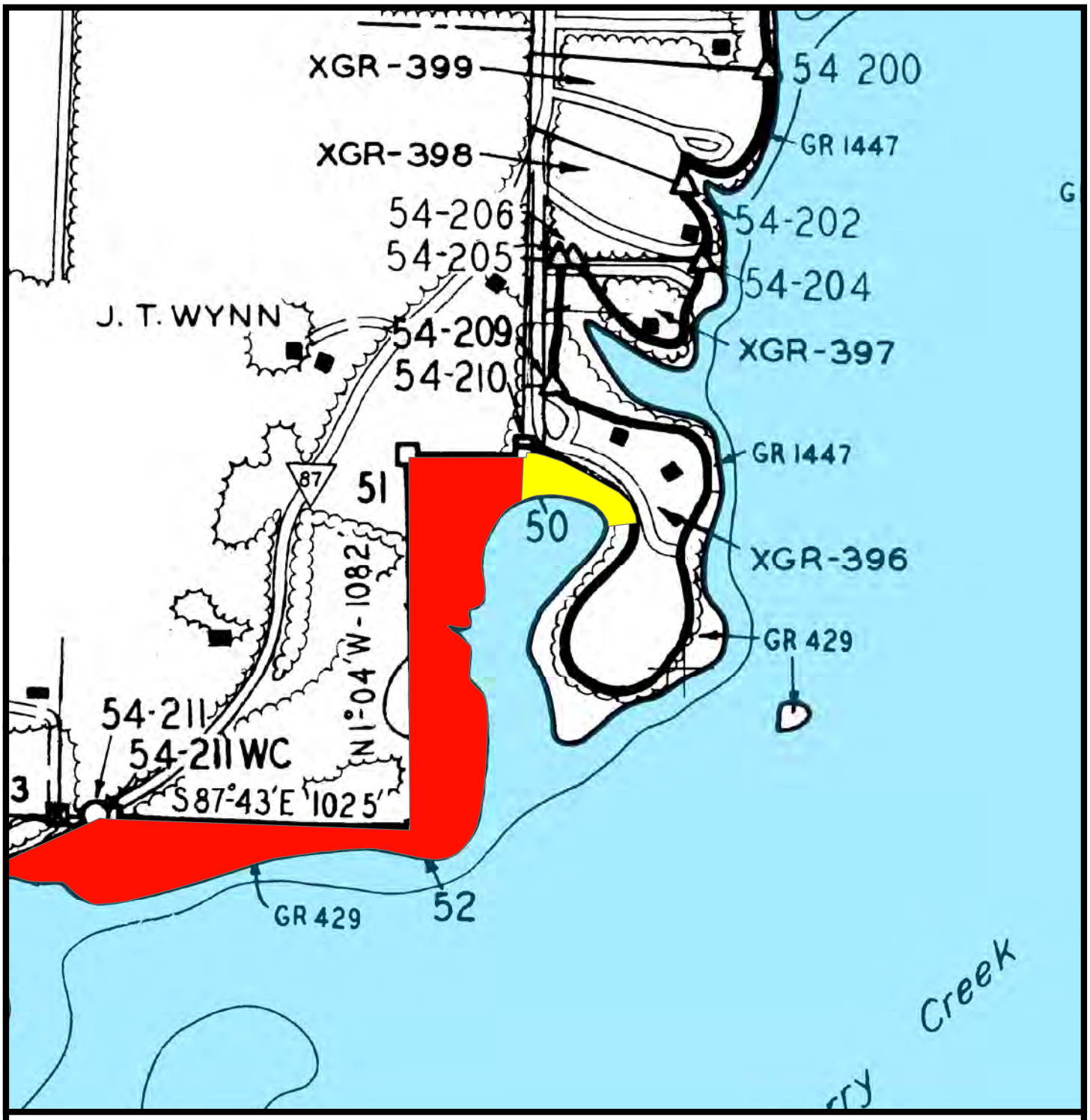


Exhibit Map

XGR-114PT2 - Area To Remain Zone 6 (Approximately 25.57 Acres)

XGR-114aPT2 - Area To Be Reallocated to Zone 7 (Approximately 0.72 Acres)

Proposed Allocation Change
Jackson County, Alabama
XGR-114PT2 and XGR-114aPT2
Roseberry Ceek Mile 3R

Map Reference:
D-Stage: 54
Quad: 89SE

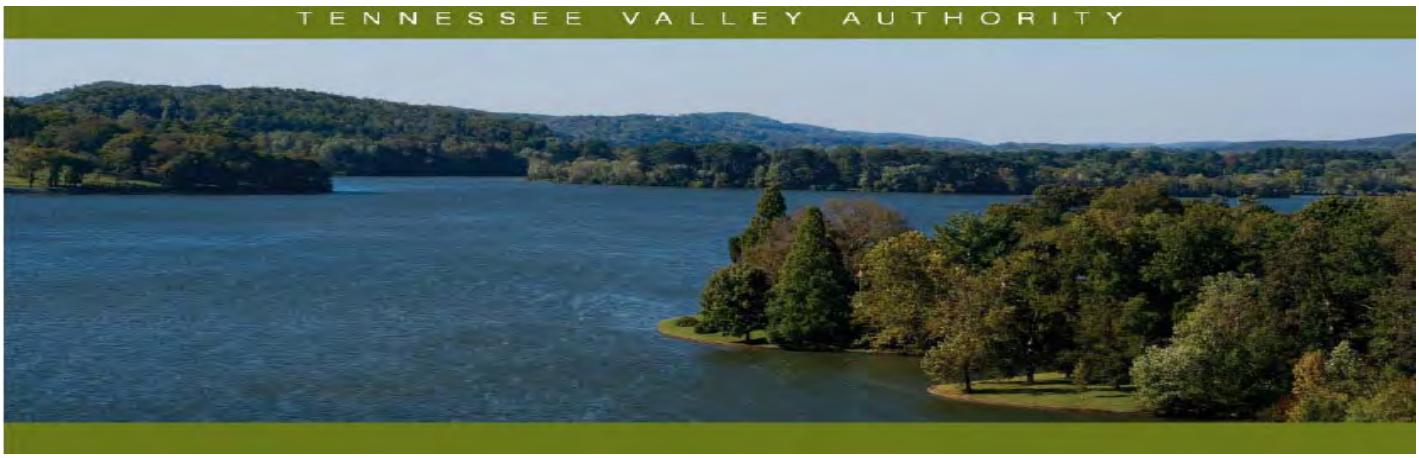
N

TVA
Natural Resources

0 375 750 1,500 Feet

Guntersville Reservoir

October 22, 2015



Guntersville Reservoir Land Management Plan Error – XGR-126PT2 and XGR-126aPT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville RLMP tract XGR-126PT2 (Parcel 126) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are located on TVA's Web site, http://www.tva.com/environment/reports/nrp/index.htm.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall Counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 126 (XGR-126PT2) and Parcel 126a (XGR-126aPT2)

XGR-126PT2 (342 acres) is located in Jackson County, Alabama, along the right bank of the Tennessee River at mile 383. In the 2001 Guntersville RLMP, Parcel 126 (XGR-126PT2) was allocated as Zone 3 (Sensitive Resource Management). However, an approximate 18.7-acre portion of XGR-126PT2 should have been designated as Zone 6 (Developed Recreation) because TVA had granted a license to Jackson County for public recreation uses over that portion. In order to resolve the potential land use conflict with the allocation to "Sensitive Resource Management", which does not allow for recreational development, the 18.7-acre portion was changed to "Developed Recreation" and designated as Parcel 126a (XGR-126aPT2). XGR-126PT2 now consists of 323.3 acres and remains allocated as "Sensitive Resource Management."

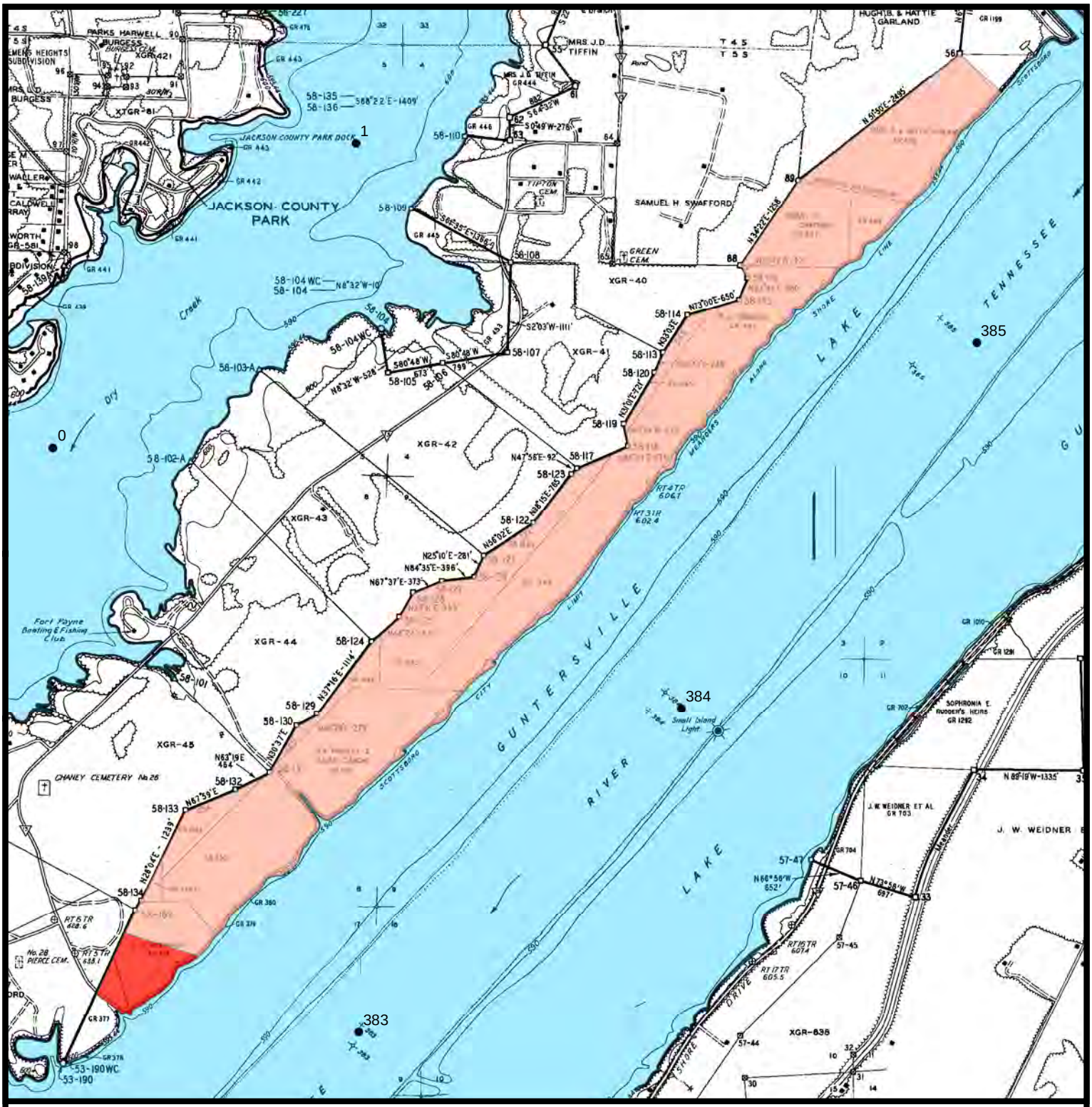


Exhibit Map

Proposed Allocation Change for Parcel 126
Jackson County, Alabama
XGR-126PT
Tennessee River Mile 383R

XGR-126PT- Area to Remain Zone 3 (Approx. 323.3 acres)

XGR-126aPT- Area to Reallocate to Zone 6 (Approx. 18.7 acres)

0 1,250 2,500 5,000 Feet

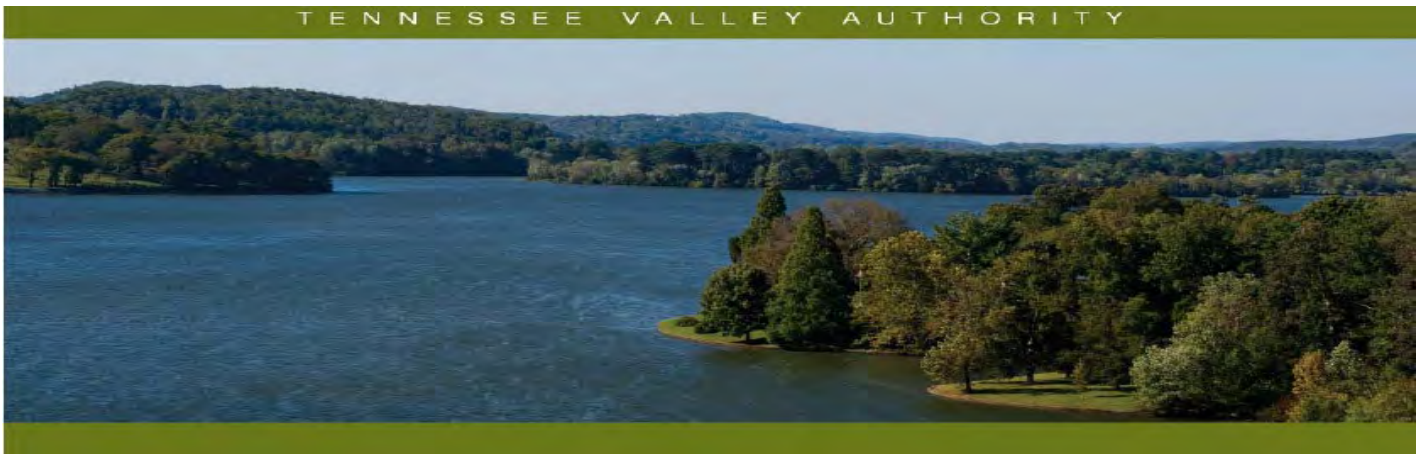
Guntersville Reservoir

Map Reference:
D-Stage: 53, 58
Quad: 89SE

N

Natural Resources and Real Property Services

October 20, 2014



Guntersville Reservoir Land Management Plan Error – XGR-133PT2 and XGR-133aPT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville RLMP tract XGR-133PT2 (Parcel 133) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are located on TVA's Web site, http://www.tva.com/environment/reports/nrp/index.htm.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall Counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 133 (XGR-133PT2) and Parcel 133a (XGR-133aPT2)

XGR-133PT2 (645.96 acres) is located in Jackson County, Alabama, along the right bank of Mud Creek at creek mile 2. In the 2001 Guntersville RLMP, Parcel 133 (XGR-133PT2) was allocated as Zone 4 (Natural Resource Conservation). However, an approximate 0.03-acre portion of XGR-133PT2 should have been designated as Zone 7 (Shoreline Access), also known as "Residential Access," because that portion has been granted the right of ingress and egress from Guntersville Lake. In order to resolve the potential land use conflict with the allocation to "Natural Resource Conservation", which does not allow for private water use facilities, the 0.03-acre portion was changed to "Residential Access" and designated as Parcel 133a (XGR-133aPT2). XGR-133PT2 now consists of 645.93 acres and remains allocated as "Natural Resource Conservation."

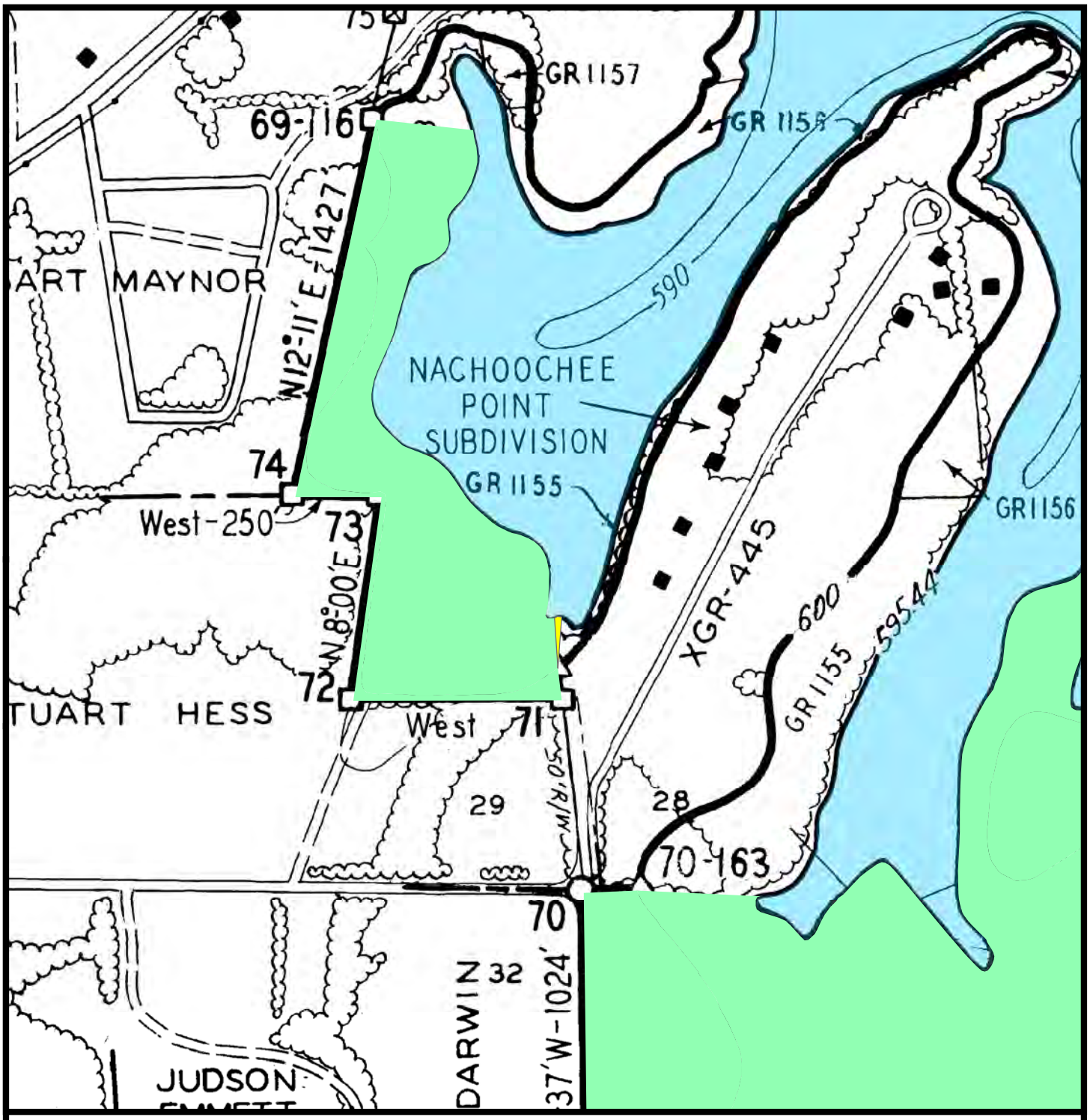


Exhibit Map

XGR-133PT2 - Area To Remain Zone 4 (Approximately 645.93 Acres)

XGR-133aPT2 - Area To Be Reallocated to Zone 7 (Approximately 0.03 Acres)

Proposed Allocation Change
Jackson County, Alabama
XGR-133PT2 and XGR-133aPT2
Mud Ceek Mile 2R

Map Reference:
D-Stage: 70
Quad: 96NW

N

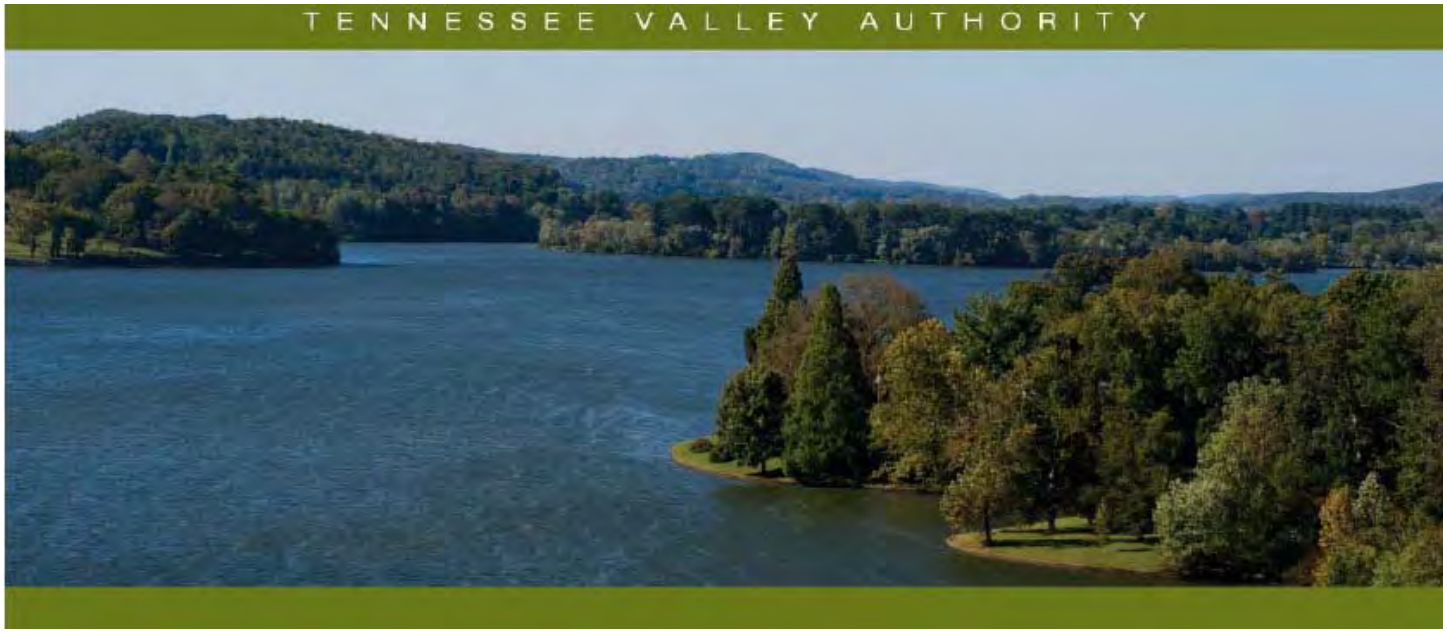
TVA

Natural Resources

0 375 750 1,500 Feet

Guntersville Reservoir

October 22, 2015



Guntersville Reservoir Land Management Plan Allocation Change – XGR-136PT2 and XGR-136bPT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville Plan Tract No. XGR-136PT2 (Parcel 136) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are available at www.tva.com/landplanzones.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 136 (XGR-136PT2) and Parcel 136b (XGR-136PT2)

XGR-136PT2 (3,944.66) is located in Jackson County, Alabama, along the right descending bank of TRM 394.5. In the 2001 RLMP, XGR-136PT2 was allocated for "Natural Resource Conservation." However, XGR-136PT2 fronts two parcel of former TVA land (XGR-537 and XGR-538), which TVA sold with the right of ingress and egress over the adjoining land to the waters of the lake. In order to resolve the potential conflict from the 2001 RLMP allocation, approximately 1.70 acres of XGR-136PT2 with 1,018 feet of shoreline is designated as "Shoreline Access" (new Parcel 136b) and requests for private water use facilities will be considered. The remainder of the original XGR-136PT2 reservoir land tract remains designated as "Natural Resource Conservation."

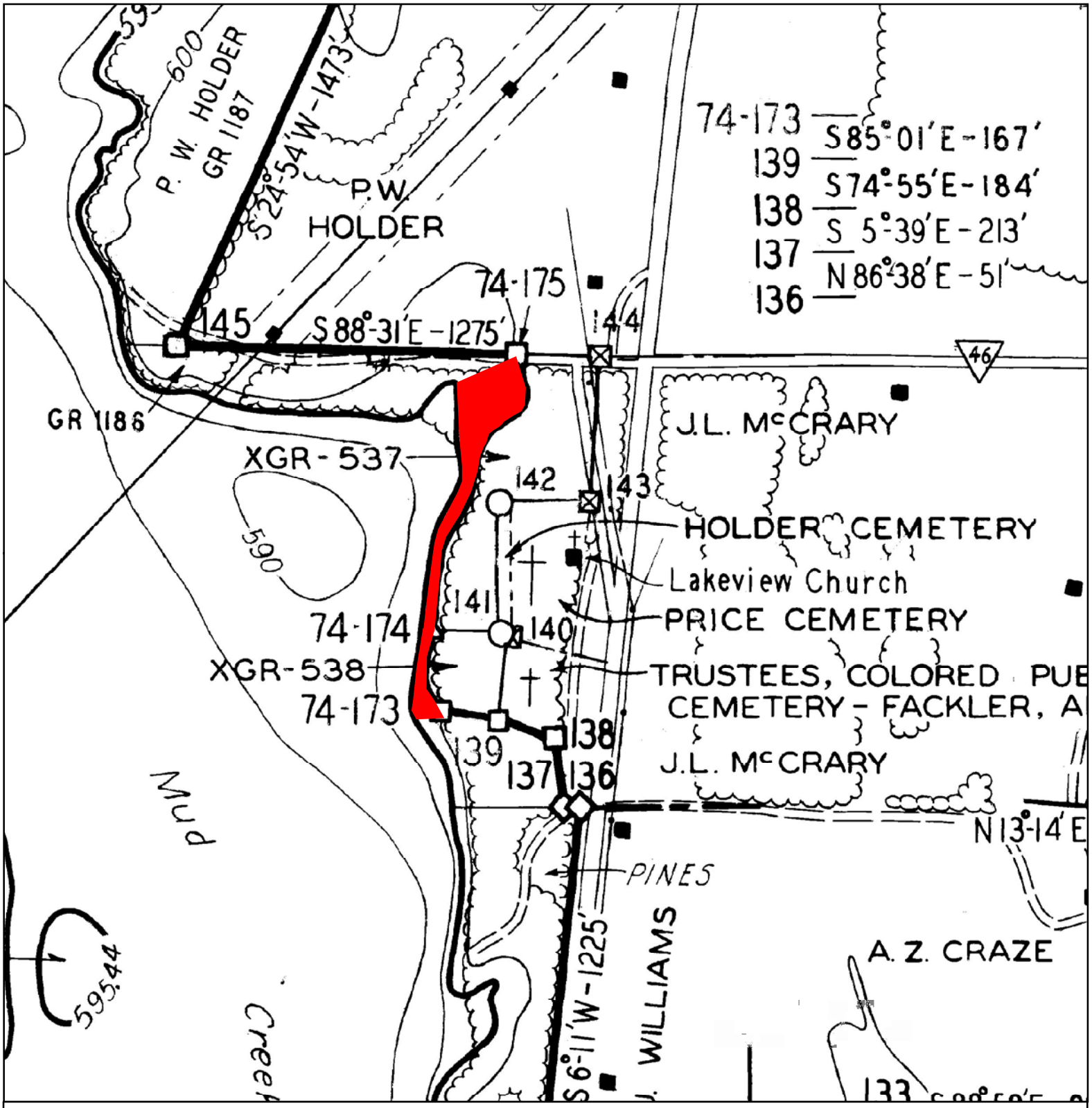


Exhibit Map

Guntersville Reservoir
Land Management Plan
Allocation Change
Tract No. XGR-136PT2
Tennessee River Mile 394.5R

Legend

XGR-136bPT2 to be Re-allocated as Zone 7 (Approx. 1.7 acres)

500 250 0 500 Feet

N

Map Reference:
D-Stage 74
Quad - 95SW

Land and Water Stewardship

December 17, 2009

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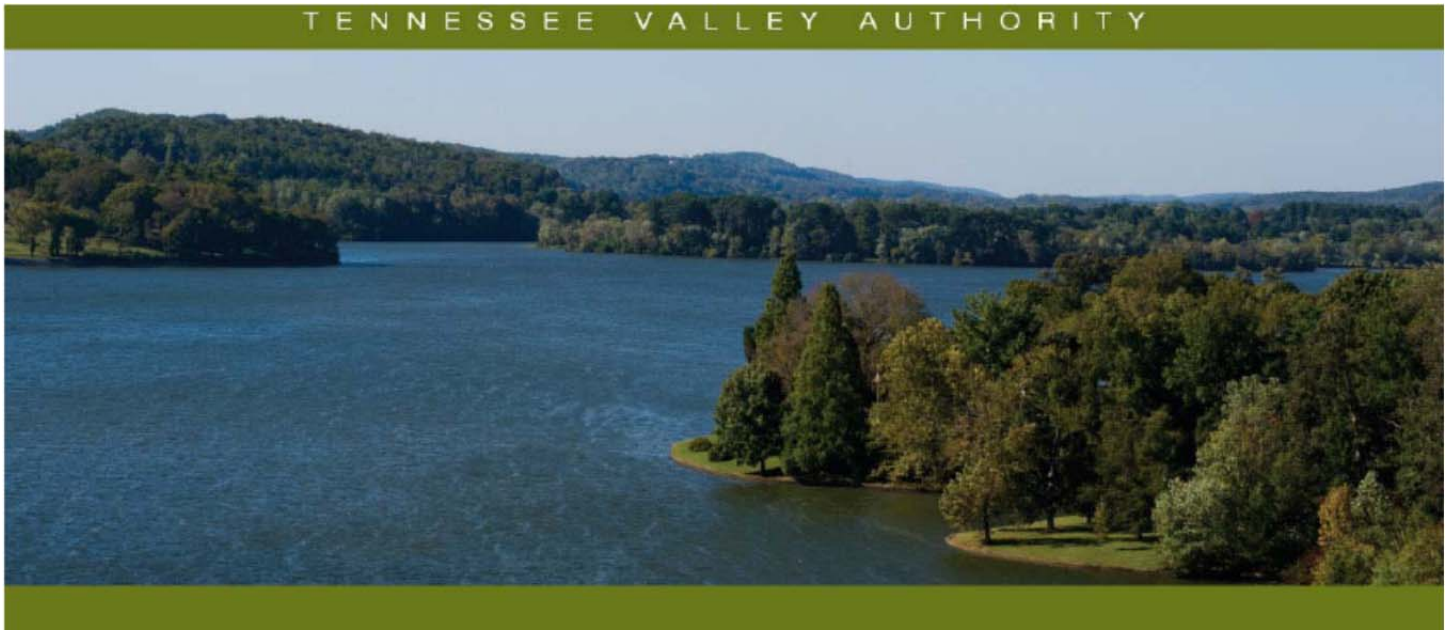

Guntersville Reservoir Land Management Plan Allocation Change – XGR-167PT2 and XGR-167aPT2

Reservoir Land Planning Allocation Changes

The *Land Planning* section of the Tennessee Valley Authority's (TVA) Land Policy states that "TVA shall consider changing a land use designation outside of the normal planning process only for water-access purposes for industrial or commercial recreation operations on privately owned backlying land or to implement TVA's Shoreline Management Policy." However, in the *Economic Development* and *Recreation* sections of the Land Policy, the Board directed staff to conduct an assessment of lands allocated for industrial and recreational uses in existing reservoir land management plans to determine whether those lands remain suitable for such uses. Although not explicit, the intent of the Land Policy is to allow allocation changes for parcels deemed unsuitable in the assessment for their planned industrial or recreational uses, notwithstanding other limitations on changes to land use designations. After approval of a reservoir land management plan (RLMP) by TVA, all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. This document addresses the reallocation of a portion of Plan Tract No. XGR-167PT2 (Parcel 167) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are available at www.tva.com/landplanzones.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 167 (XGR-167PT2) and Parcel 167a (XGR-167aPT2)

XGR-167PT2 (26.33 acres) is located in Marion County, Tennessee, along the right descending bank of TRM 418.6. In 2010, Tennessee Department of Transportation (TDOT) requested an easement over a portion of XGR-167PT2 for infrastructure improvements to the Interstate Highway 24/U.S. Highway 72 interchange. In the 2001 RLMP, XGR-167PT2 was allocated for "Industrial" which does not support the property being used for TDOT's infrastructure project. The assessment of industrial and recreational tracts directed by the TVA Board of Directors in the Land Policy determined that the more suitable use for this tract was for a flood collection point and wetland. This type of use would translate to a "Project Operations" allocation, which is consistent with TDOT's proposed project. Therefore, approximately 26.3 acres of XGR-167PT2 is designated as new Tract No. XGR167aPT2 and is allocated for "Project Operations," and the remainder of the original XGR-167PT2 reservoir land tract remains designated as "Industrial."

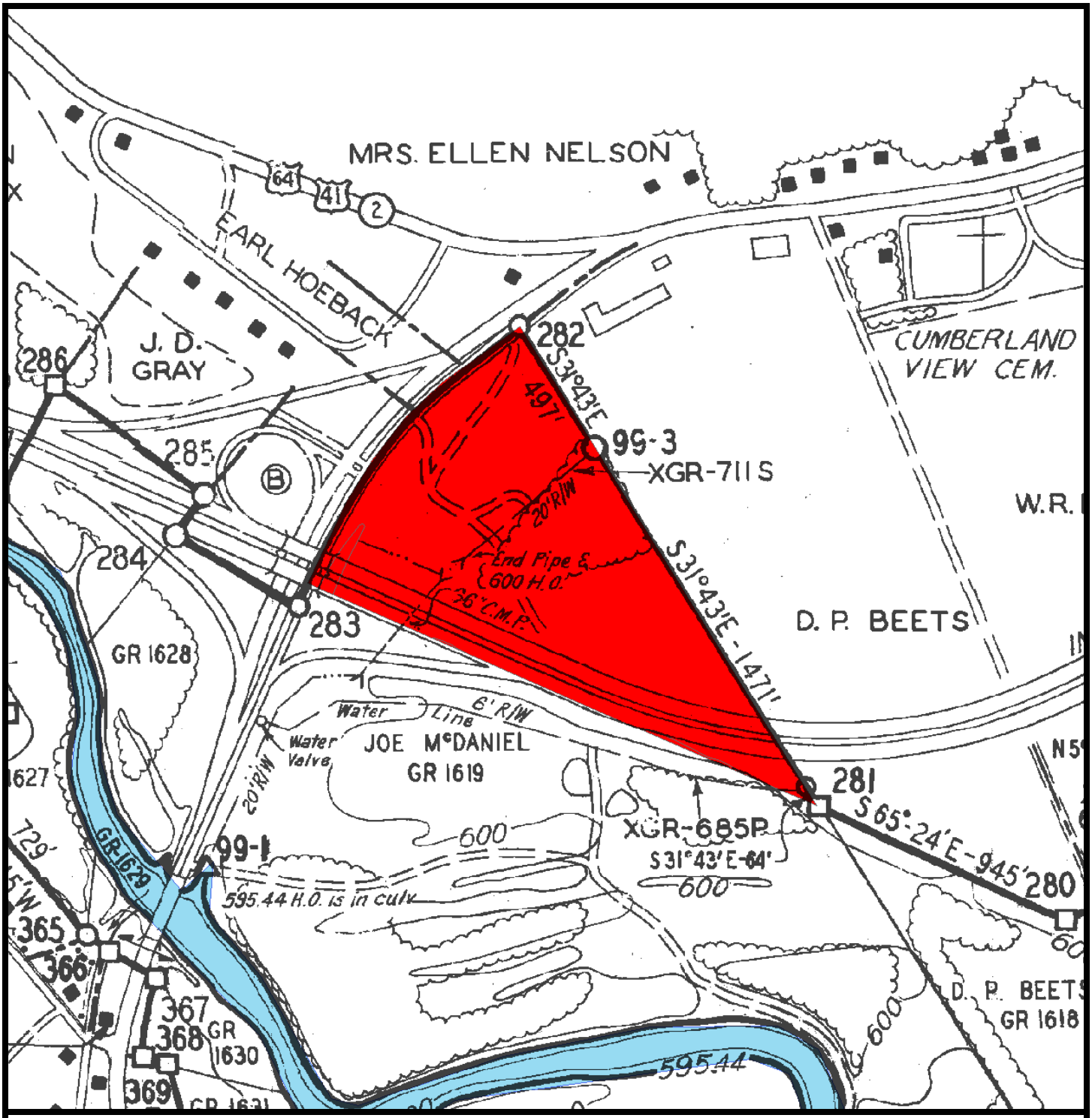

Exhibit Map

Guntersville Reservoir
Proposed Allocation Change
Tennessee Department of Transportation
XGR-167PT2
TN River Mile 418.6 R

Map Reference:
C/D Stage: 99
Quad: 100 SW

N

Proposed Allocation Change
(Approx. 26.3 acres)

500 250 0 500 Feet

Land and Shoreline Management

March 18, 2010

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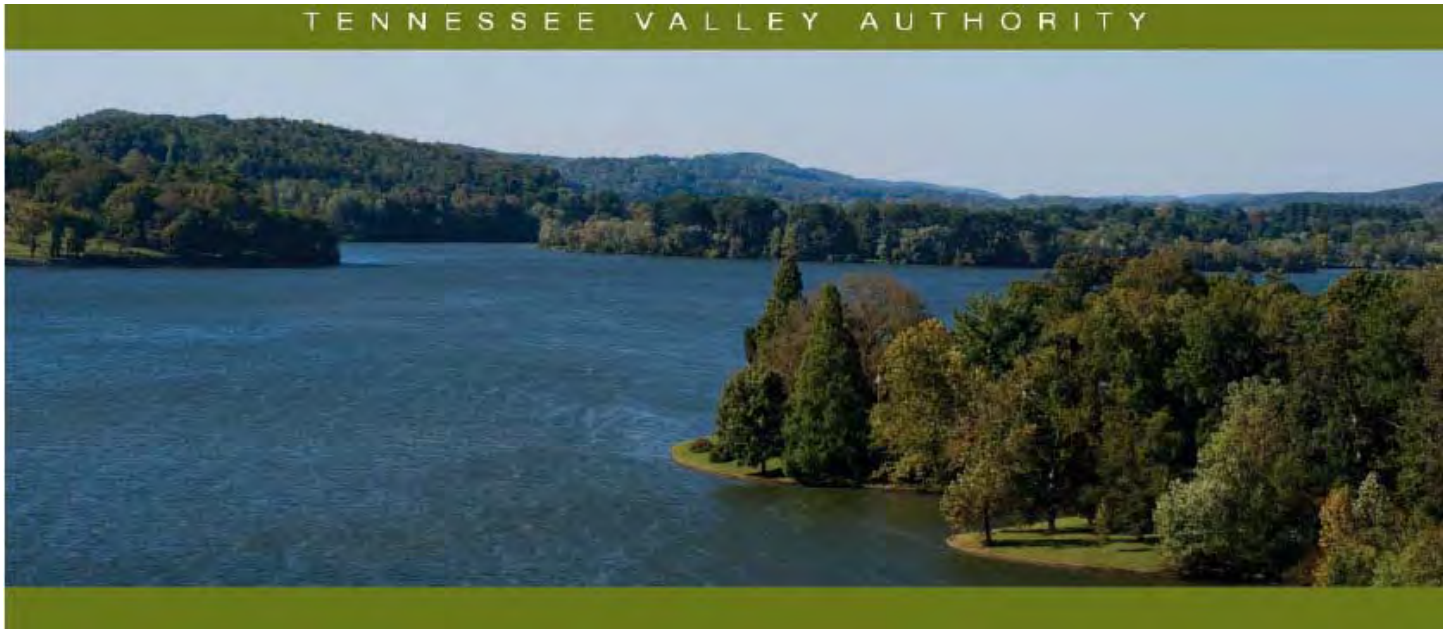


Guntersville Reservoir Land Management Plan Allocation Change – XGR-216PT2 and XGR-216aPT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville Plan Tract No. XGR-216PT2 (Parcel 216) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are available at www.tva.com/landplanzones.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 216 (XGR-216PT2) and Parcel 216a (XGR-216aPT2)

XGR-216PT2 (4.10 acres) is located in Marshall County, Alabama, along the left descending bank of TRM 358.5. In the 2001 RLMP, XGR-216PT2 was allocated for "Industrial/Commercial." However, XGR-216PT2 fronts a parcel of former TVA land, XGR-603, that has been developed for residential use. TVA granted the right of ingress and egress over the adjoining land to the waters of the lake, and the deed does not contain any restrictions otherwise limiting those rights. In order to resolve the potential conflict from the 2001 RLMP allocation, approximately 1.25 acres of XGR-216PT2 (XGR-216aPT2) has been changed to "Shoreline Access" and requests for private water use facilities will be considered. The remainder of the original XGR-216PT2 reservoir land tract remains designated as "Industrial/Commercial."

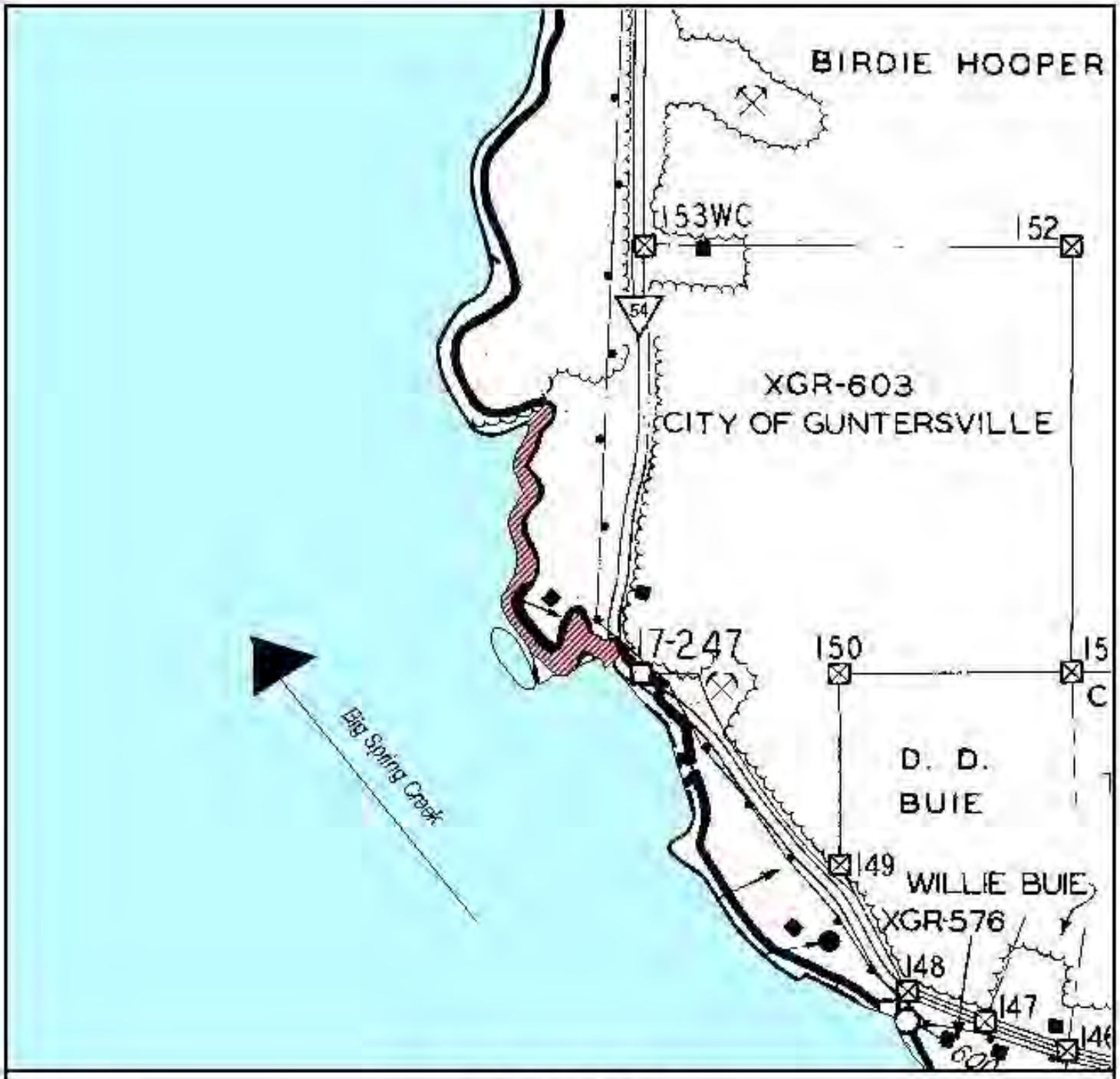


Exhibit Map

Guntersville Reservoir
Land Management Plan
Allocation Change
Tract No. XGR-216PT2
Tennessee River Mile 359.0L

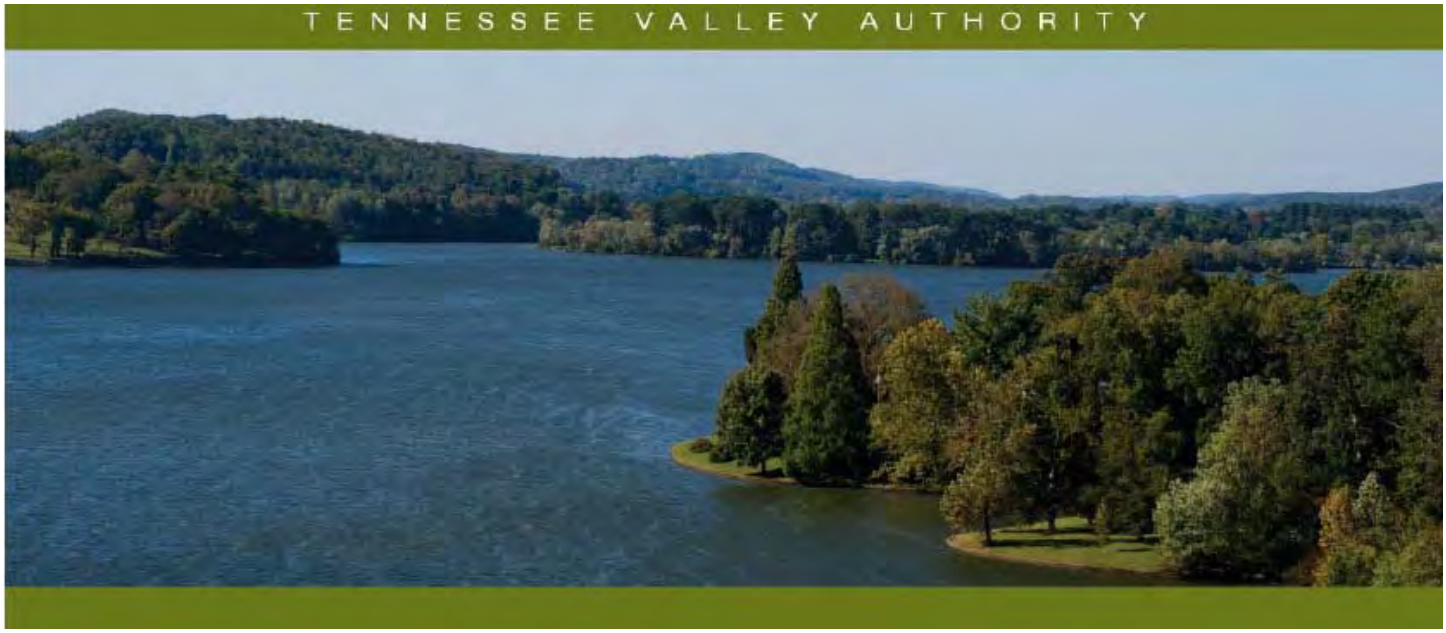
Map Reference
D-Stage 17
Quad 83SE

N

TVA
Resource Stewardship

Proposed Allocation Change
(Approximately 1.25 Acres)

500 0 500 1000 Feet



Guntersville Reservoir Land Management Plan Allocation Change – XGR-227PT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville Plan Tract No. XGR-227PT2 (Parcel 227) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are available at www.tva.com/landplanzones.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 227 (XGR-227PT2)

XGR-227PT2 (15.93 acres) is located in Marshall County, Alabama, along the left descending bank of TRM 358.5. In the 2001 RLMP, XGR-227PT2 was allocated for "Industrial/Commercial Development." However, a 3.20-acre portion of this parcel, with 2,622 feet of shoreline, should have been designated as "Non-TVA Shoreland" because TVA has flowage easement rights over this land, but no longer owns the property in fee. The remainder of the original XGR-227PT2 reservoir land tract (12.73 acres) remains designated as "Developed Recreation."

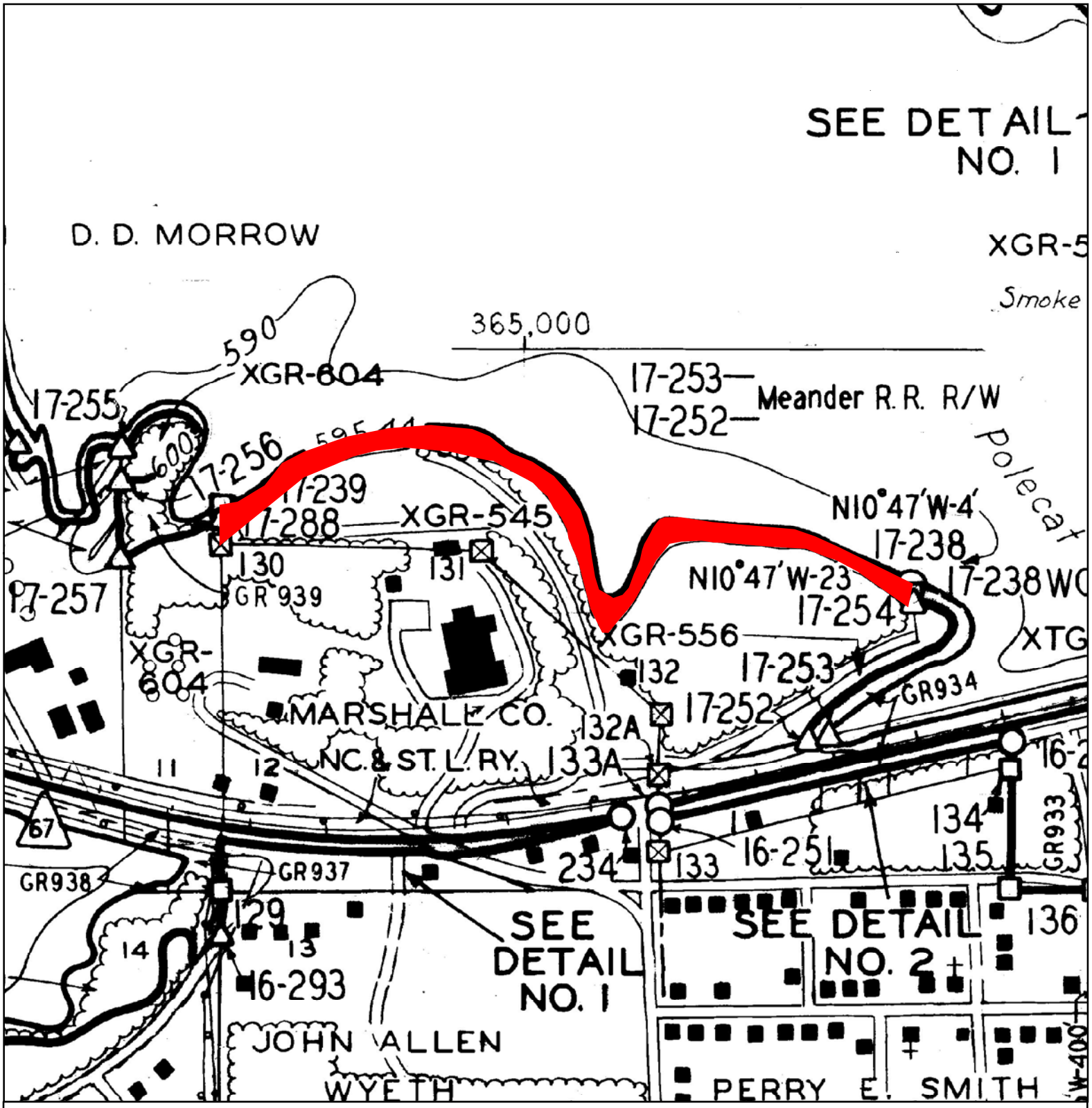


Exhibit Map

Guntersville Reservoir
Land Management Plan
Allocation Change
Tract No. XGR-227PT2
Tennessee River Mile 358.5L

Legend

Portion of XGR-227PT2 to be Re-allocated as Zone 1 (Non-TVA Shoreland)
Approx. 3.20 acres

500 250 0 500 Feet

N

Map Reference:
D-Stage 17
Quad - 83SE

Land and Water Stewardship

December 17, 2009

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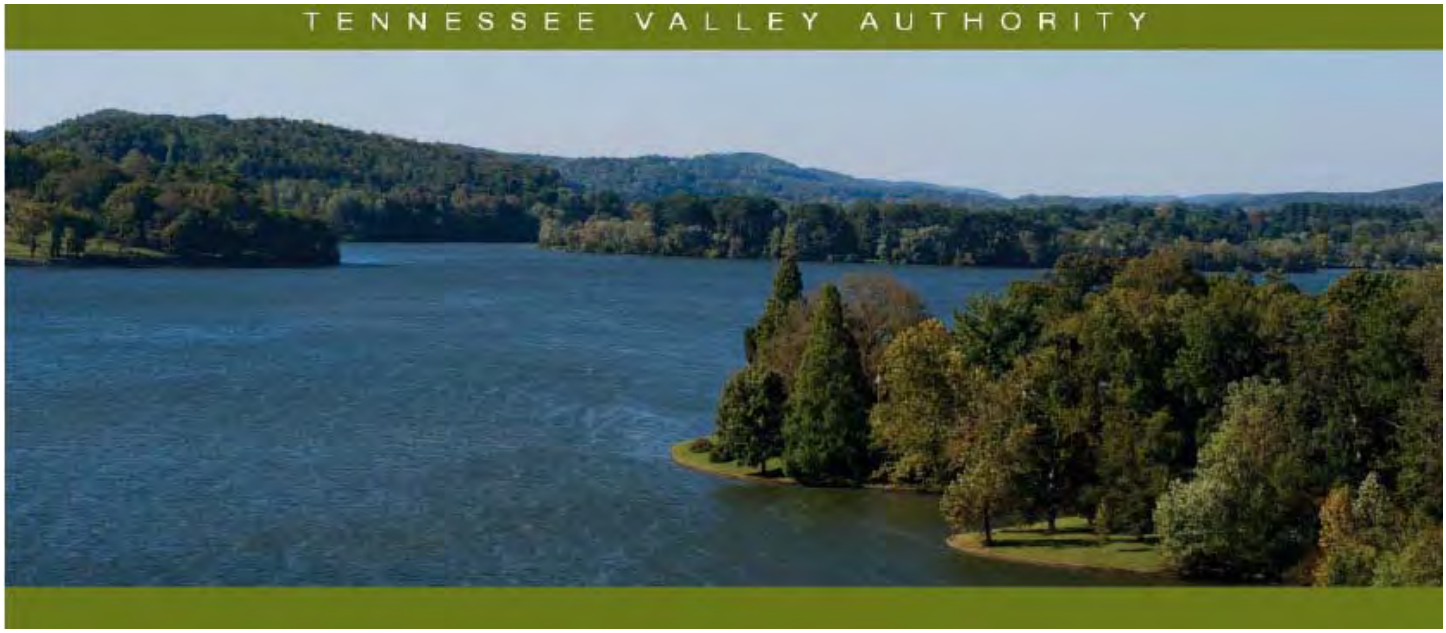

Guntersville Reservoir Land Management Plan Allocation Change – XGR-242PT2 and XGR-242aPT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville Plan Tract No. XGR-242PT2 (Parcel 242) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are available at www.tva.com/landplanzones.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 242 (XGR-242PT2) and Parcel 242a (XGR-242aPT2)

XGR-242PT2 (146.42 acres) is located in Marshall County, Alabama, along the left descending bank of TRM 358.5. In the 2001 RLMP, XGR-242PT2 was allocated for "Sensitive Resource Management." However, XGR-242PT2 fronts a parcel of former TVA land, XGR-363, which TVA sold with the right of ingress and egress over the adjoining land to the waters of the lake. In order to resolve the potential conflict from the 2001 RLMP allocation, approximately 1.10 acres of XGR-242PT2 with 258 feet of shoreline (new XGR-242aPT2) is designated as "Shoreline Access" and requests for private water use facilities will be considered. The remainder of the original XGR-242PT2 reservoir land tract remains designated as "Sensitive Resource Management."

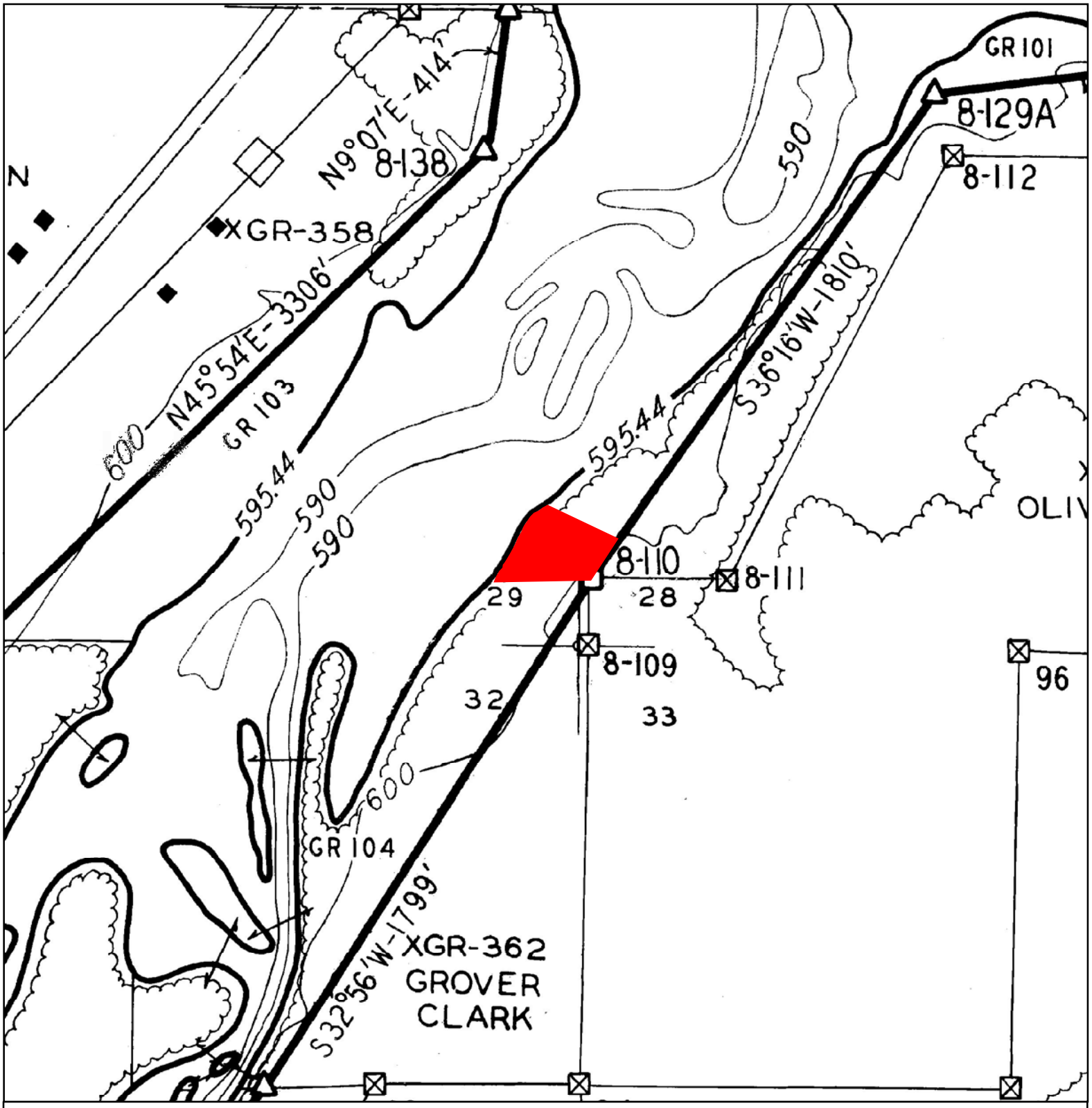

Exhibit Map

Guntersville Reservoir
Land Management Plan
Allocation Change
Tract No. XGR-242PT2
Tennessee River Mile 358.5L

Legend

Portion of XGR-242PT2 to be Re-allocated as Zone 7
(Approx. 1.10 acres)

500 250 0 500
Feet

N

Map Reference:
D-Stage 8
Quad - 83SE

Land and Water Stewardship

December 17, 2009

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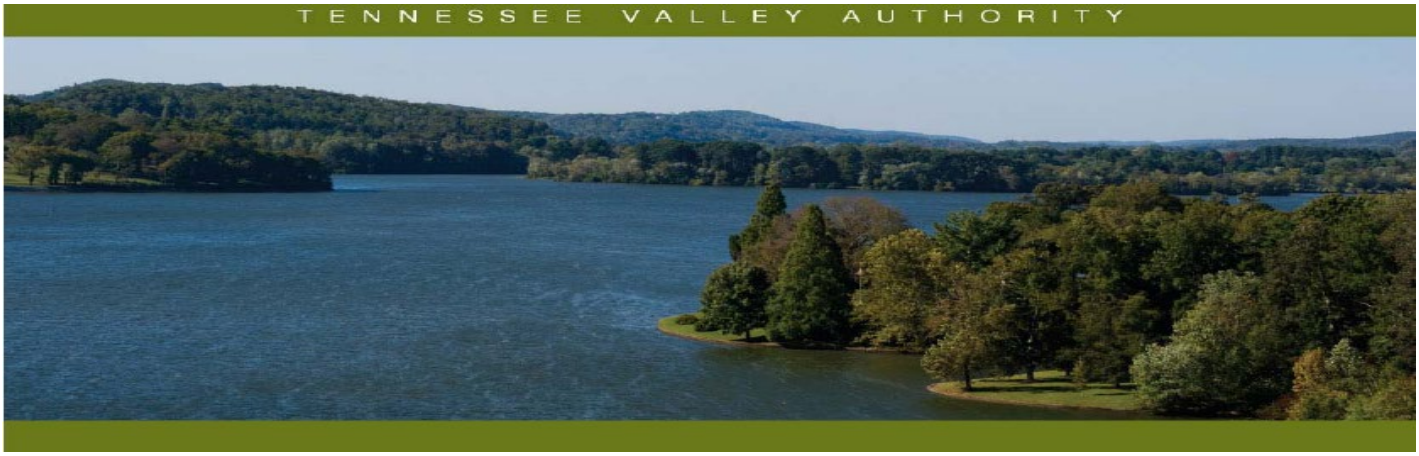


Guntersville Reservoir Land Management Plan Allocation Change – XGR-249PT2 and XGR-249aPT2

Reservoir Land Planning Allocation Change

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), future uses of TVA-managed lands on that reservoir must then be consistent with the land use allocations within that RLMP. Certain TVA reservoir land tracts have land management zone based on the backlying land use. These zone allocations have the potential to conflict with ingress and egress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the ingress and egress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville RLMP Tract No. XGR-249PT2 (Parcel 249a) and is considered a supplement to the 2001 Guntersville RLMP. Definitions of TVA's land planning allocation zones are available at https://www.tva.com/landplanzones.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall Counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 249 (XGR-249PT2) and Parcel 249a (XGR-249aPT)

XGR-249PT2 (6.1 acres) is located in Marshall County along the left descending bank of Tennessee River mile 358.1. In the 2001 Guntersville RLMP, XGR-249PT2 was allocated as Zone 5 (Industrial) for existing barge terminals. One of the backlying properties (TVA sales tract XGR-602) was restricted to industrial use only by the deed. In response to a request from the owner of a portion of XGR-602 to use the property for recreational purposes, TVA granted a deed modification to allow for other uses. In order to resolve the potential land use conflict with the "Industrial" allocation, which does not allow for recreational uses, a 0.49-acre portion of the 6.1 acre parcel has been modified as new Parcel 249a (XGR-249aPT2) and the land use allocation has changed from "Industrial" to Zone 6 (Developed Recreation). New Parcel 249a has approximately 580 linear feet of shoreline and the "Developed Recreation" allocation reflects the deeded access rights of ingress and egress across TVA shoreline property of the backlying property owners. Requests for private water use facilities would not be considered on Parcel 249a. The remainder of XGR-249PT (5.61 acres) continues to be allocated as "Industrial."

[redacted]

Tract no, XGR-249aPT2 - Area To Reallocate to Zone 6
(Approx. 0.49 acre)

Tract no. XGR-249PT2 - Area to Remain Allocated as Zone 5
(Approx. 5.61 acres)

Guntersville Reservoir

Exhibit Map

Proposed Allocation Change
Marshall County, Alabama
XGR-249PT2 and XGR-249aPT2
Tennessee River Mile 358.1

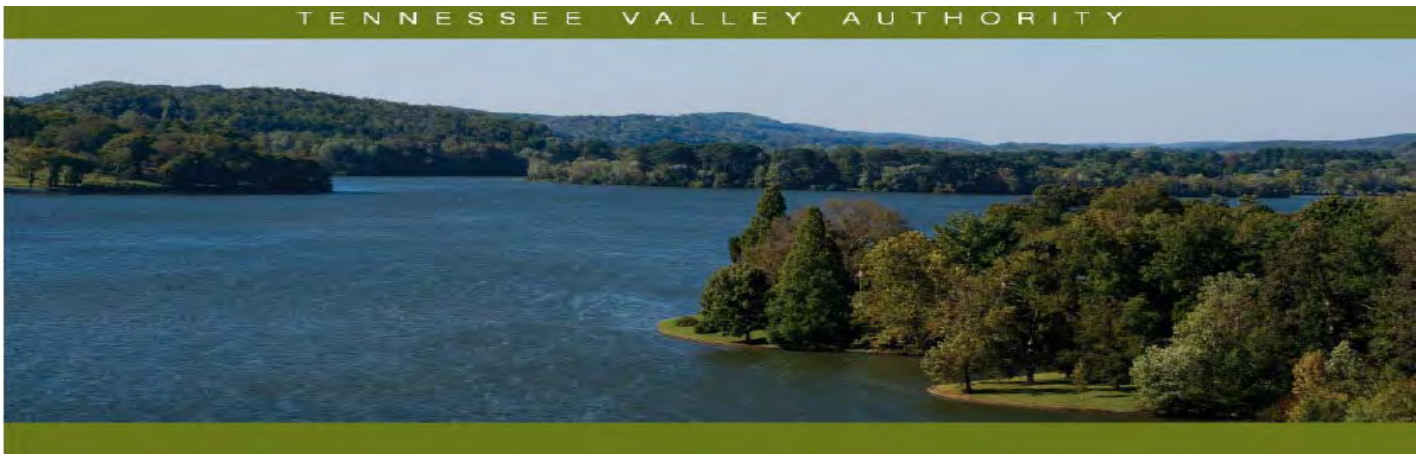
200 100 0 200 400 Feet

Map Reference:
Dstage: 125
Quad: 83SE

N

Natural Resources

March 27, 2020



Guntersville Reservoir Land Management Plan Error – XGR-253PT2 and XGR-253aPT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville RLMP tract XGR-253PT2 (XGR-253PT2) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are located on TVA's Web site, http://www.tva.com/environment/reports/nrp/index.htm.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall Counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 253 (XGR-253PT2) and Parcel 253a (XGR-253aPT2)

XGR-253PT2 (3.08 acres) is located in Marshall County, Alabama, along the right bank of Browns Creek at creek mile 2.5. In the 2001 Guntersville RLMP, Parcel 253 (XGR-253PT2) was allocated as Zone 6 (Developed Recreation). However, an approximate 0.18-acre portion of XGR-253PT2 should have been designated as Zone 7 (Shoreline Access), also known as "Residential Access," because that portion has been granted the right of ingress and egress from Guntersville Lake and is located adjacent to Willow Beach Subdivision. In order to resolve the potential land use conflict with the allocation to "Developed Recreation", which does not allow for private water use facilities, the 0.18-acre portion was changed to "Residential Access" and designated as Parcel 253a (XGR-253aPT2). XGR-253PT2 now consists of 2.90 acres and remains allocated as "Developed Recreation."

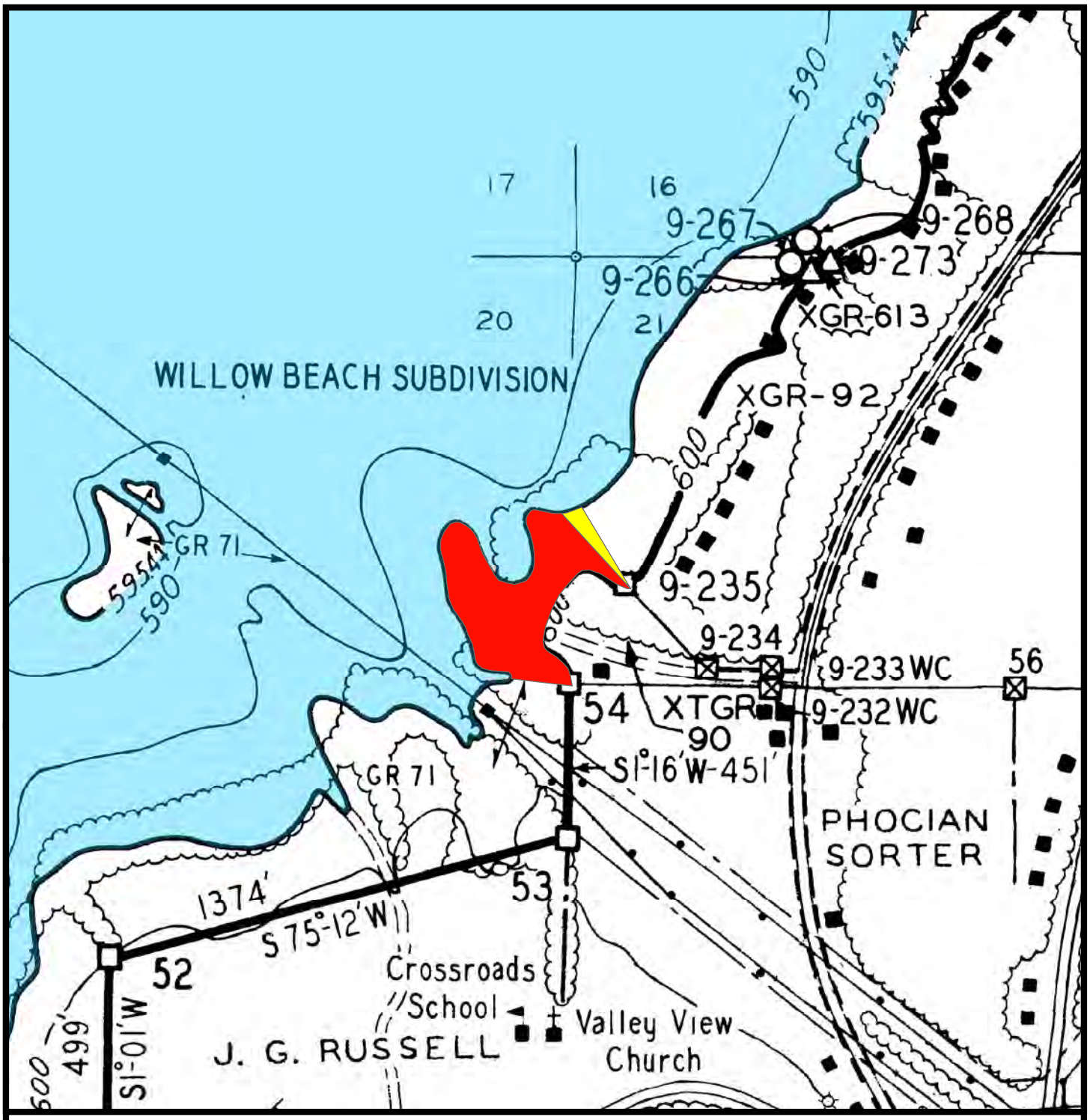


Exhibit Map

XGR-253PT2 - Area To Remain Zone 6 (Approximately 2.90 Acres)

XGR-253aPT2 - Area To Be Reallocated to Zone 7 (Approximately 0.18 Acres)

Proposed Allocation Change
Marshall County, Alabama
XGR-253PT2 and XGR-253aPT2
Browns Ceek Mile 2.5R

Map Reference:
D-Stage: 9
Quad: 83SE

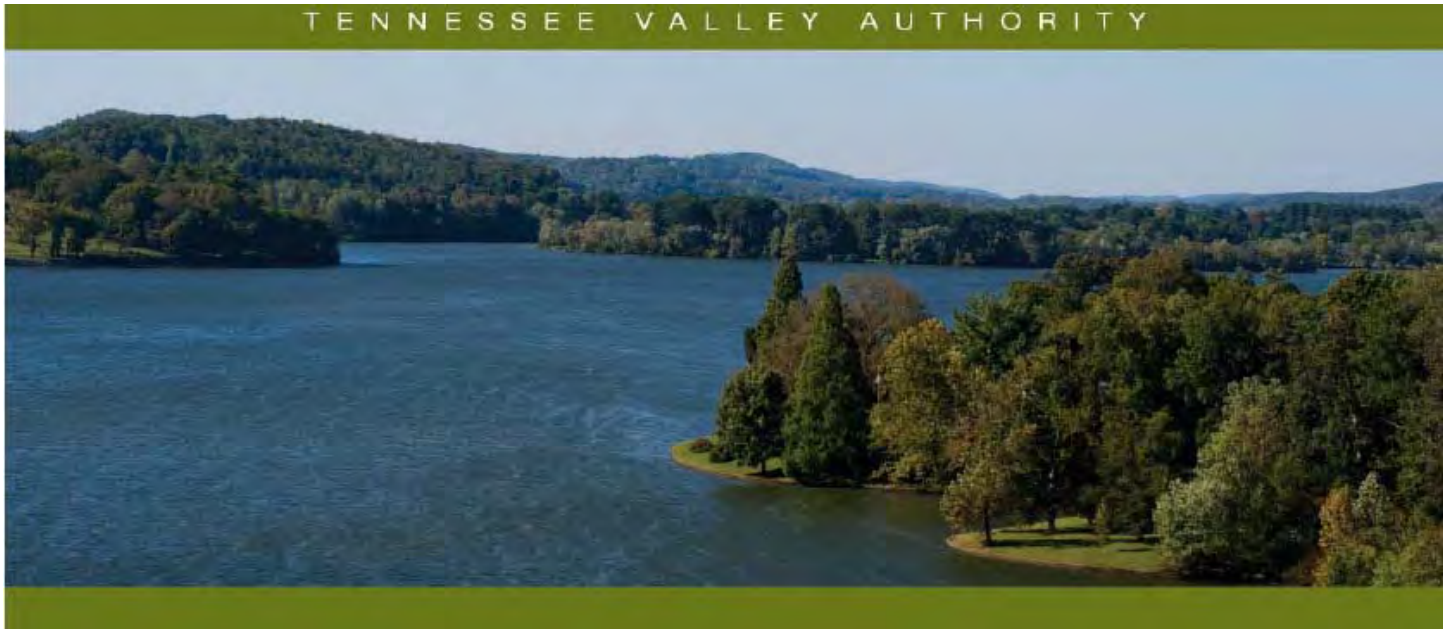
N

TVA
Natural Resources

0 375 750 1,500 Feet

Guntersville Reservoir

October 22, 2015



Guntersville Reservoir Land Management Plan Allocation Change – XGR-273PT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville Plan Tract No. XGR-273PT2 (Parcel 273) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are available at www.tva.com/landplanzones.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 273 (XGR-273PT2) and Parcel 273a (XGR-273aPT2)

XGR-273PT2 (43.31 acres) is located in Marshall County, Alabama, along the left descending bank of TRM 356.3. In the 2001 RLMP, XGR-273PT2 was allocated for "Natural Resource Conservation." However, XGR-273PT2 fronts a parcel of former TVA land, XGR-330, which TVA sold with the right of ingress and egress over the adjoining land to the waters of the lake. In order to resolve the potential conflict from the 2001 RLMP allocation, approximately 0.40 acre of XGR-273PT2 with 63 feet of shoreline (new XGR-273aPT2) is designated as "Shoreline Access" and requests for private water use facilities will be considered. The remainder of the original XGR-273PT2 reservoir land tract remains designated as "Natural Resource Conservation."

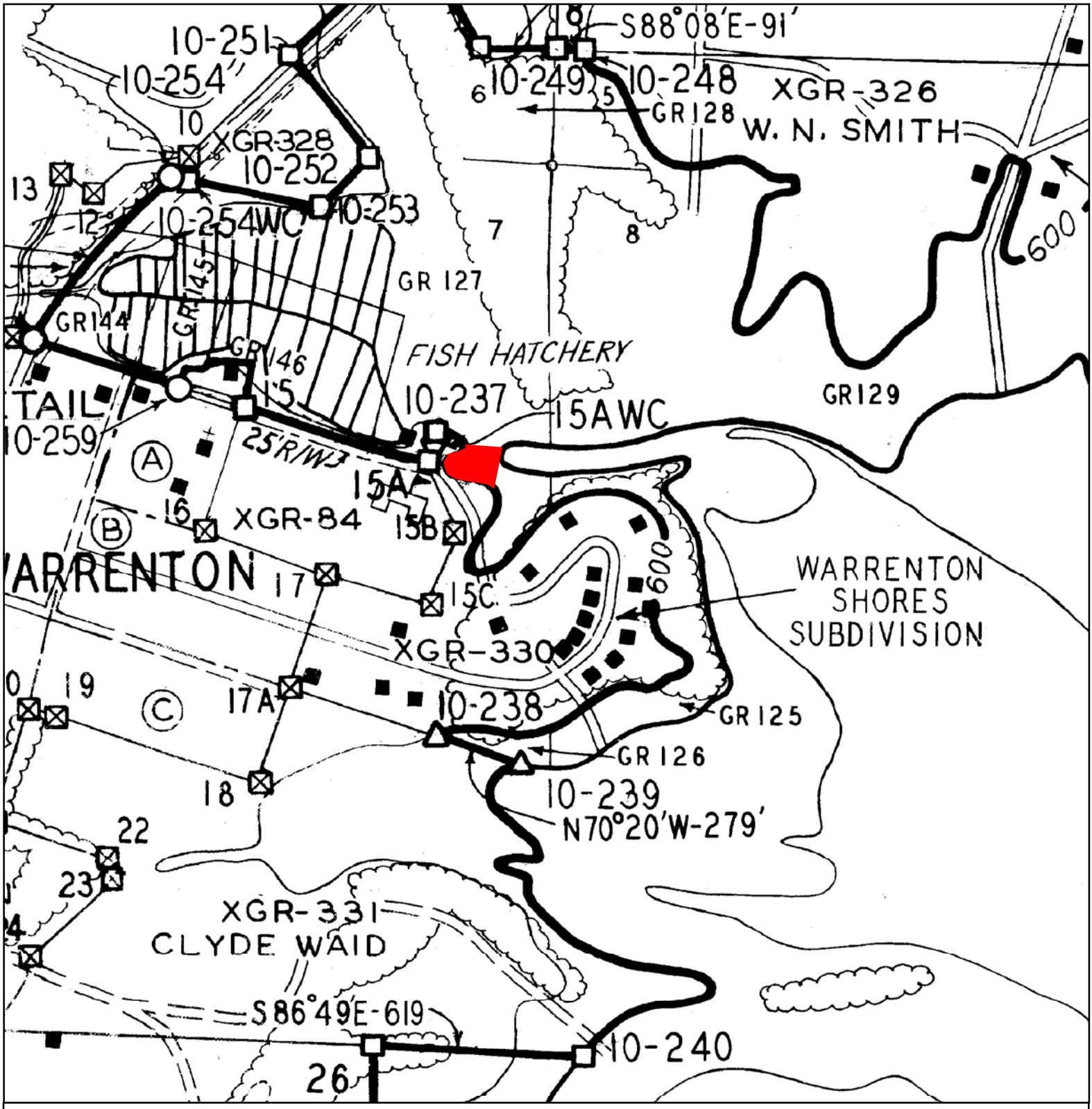


Exhibit Map

Guntersville Reservoir
Land Management Plan
Allocation Change
Tract No. XGR-273PT2
Tennessee River Mile 356.3L

Legend

Portion of XGR-273PT2 to be Re-allocated as Zone 7 (Approx. 0.40 acre)

500 250 0 500 Feet

N

Map Reference:
D-Stage 10
Quad - 83SE

Land and Water Stewardship

December 17, 2009

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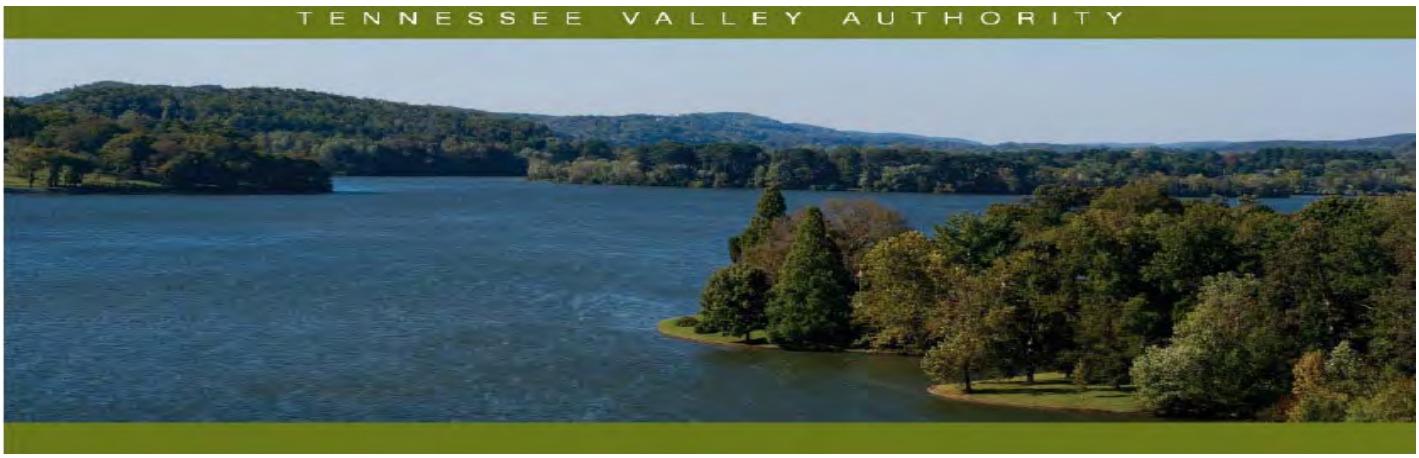


Guntersville Reservoir Land Management Plan Error – XGR-273PT2 and XGR-273bPT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville RLMP tract XGR-273PT2 (Parcel 273) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are located on TVA's Web site, http://www.tva.com/environment/reports/nrp/index.htm.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall Counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 273 (XGR-273PT2) and Parcel 273b (XGR-273bPT2)

XGR-273PT2 (42.90 acres) is located in Marshall County, Alabama, along the right bank of Browns Creek at creek mile 1.3. In the 2001 Guntersville RLMP, Parcel 273 (XGR-273PT2) was allocated as Zone 4 (Natural Resource Conservation). However, an approximate 2.86-acre portion of XGR-273PT2 should have been designated as Zone 7 (Shoreline Access), also known as "Residential Access," because that portion has been granted the right of ingress and egress from Guntersville Lake. In order to resolve the potential land use conflict with the allocation to "Natural Resource Conservation", which does not allow for private water use facilities, the 2.86-acre portion was changed to "Residential Access" and designated as Parcel 273b (XGR-273bPT2). XGR-273PT2 now consists of 40.45 acres and remains allocated as "Natural Resource Conservation."

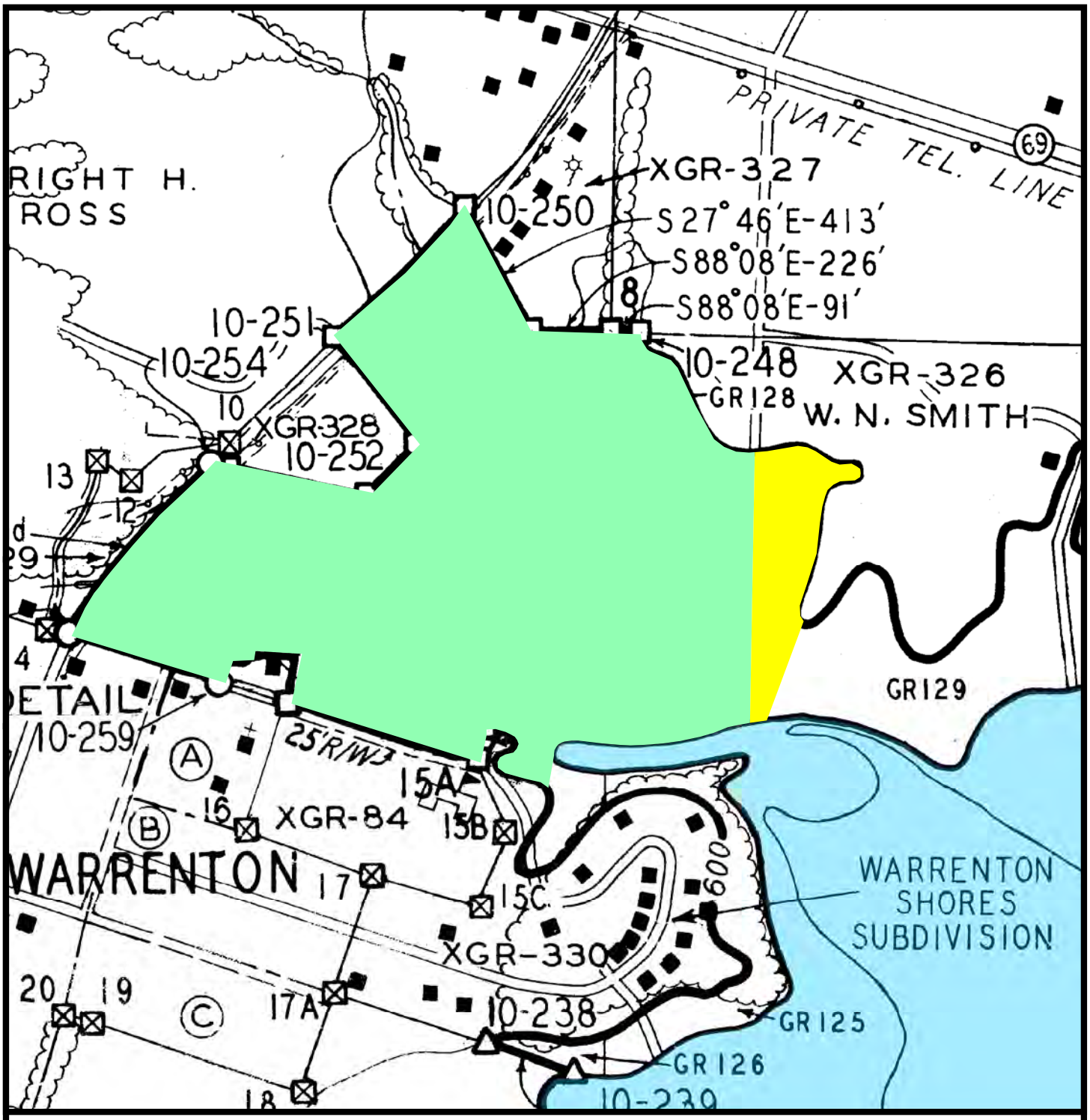


Exhibit Map

XGR-273PT2 - Area To Remain Zone 4 (Approximately 40.45 Acres)

XGR-273bPT2 - Area To Be Reallocated to Zone 7 (Approximately 2.86 Acres)

Proposed Allocation Change
Marshall County, Alabama
XGR-273PT2 and XGR-273bPT2
Browns Creek Mile 1.3R

Map Reference:
D-Stage: 10
Quad: 83SE

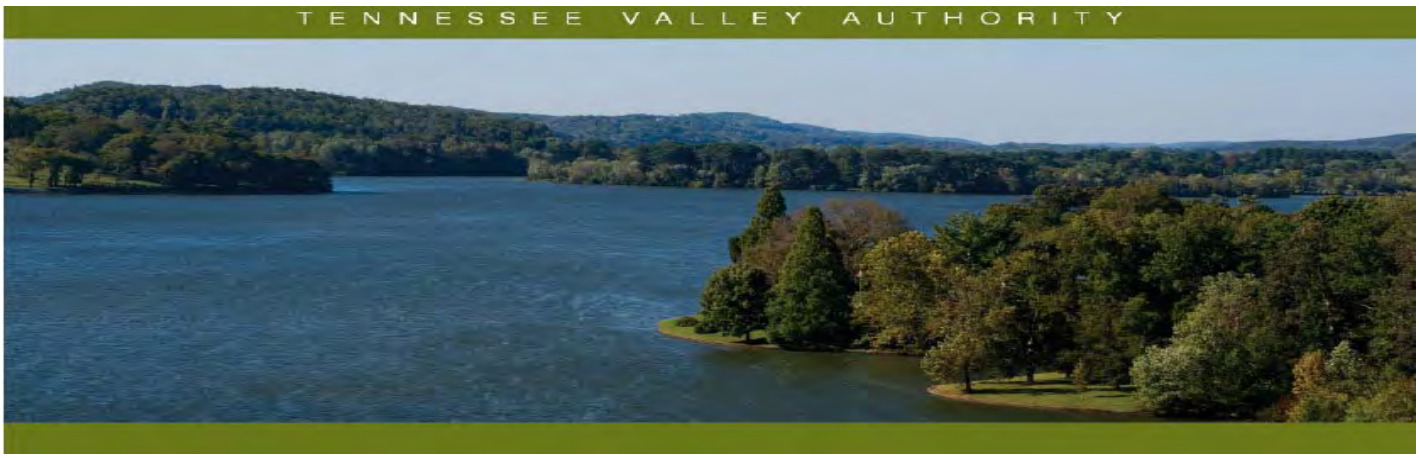
N

TVA
Natural Resources

0 375 750 1,500 Feet

Guntersville Reservoir

October 22, 2015



Guntersville Reservoir Land Management Plan Error – XGR-279PT2 and XGR-279aPT2

Reservoir Land Planning Errors

After approval of a reservoir land management plan (RLMP) by the Tennessee Valley Authority (TVA), all future uses of TVA-managed lands on that reservoir must then be consistent with the allocations within that RLMP. Certain TVA reservoir land tracts have land management zone allocations based on the backlying land use. These zone allocations have the potential to conflict with egress and ingress rights of the adjacent property owners if the backlying land use were to change. The resolution of these potential conflicts has resulted in the reallocation of the TVA-managed land to align with the egress and ingress rights of the adjacent property owners. This document addresses the reallocation of a portion of Guntersville RLMP tract XGR-279PT2 (Parcel 279) and is considered a supplement to the 2001 Guntersville Reservoir RLMP (2001 RLMP). Definitions of TVA's land planning allocations are located on TVA's Web site, http://www.tva.com/environment/reports/nrp/index.htm.

General Information about Guntersville Reservoir

Guntersville Reservoir is an impoundment of the Tennessee River formed by Guntersville Dam, which is located at Tennessee River Mile (TRM) 349. Guntersville Reservoir is located in Jackson and Marshall Counties, Alabama, and Marion County, Tennessee. TVA originally acquired 106,671 acres of land for construction of the reservoir, which was completed in 1939. TVA has retained 40,236 acres of land lying above full pool elevation. At full pool, the reservoir is 76 miles long; mainland shoreline length is 890 miles; and surface area is 67,900 acres.

Guntersville Parcel 279 (XGR-279PT2) and Parcel 279a (XGR-279aPT2)

XGR-279PT2 (22.09 acres) is located in Marshall County, Alabama, along the left bank of the Tennessee River at TRM 354.4. In the 2001 Guntersville RLMP, Parcel 279 (XGR-279PT2) was allocated as Zone 6 (Developed Recreation). However, an approximate 0.78-acre portion of XGR-279PT2 should have been designated as Zone 7 (Shoreline Access), also known as "Residential Access," because that portion has been granted the right of ingress and egress from Guntersville Lake and is located adjacent to Walker Point Subdivision. In order to resolve the potential land use conflict with the allocation to "Developed Recreation," which does not allow for private water use facilities, the 0.78-acre portion was changed to "Residential Access" and designated as Parcel 279a (XGR-279aPT2). XGR-279PT2 now consists of 21.31 acres and remains allocated as "Developed Recreation."

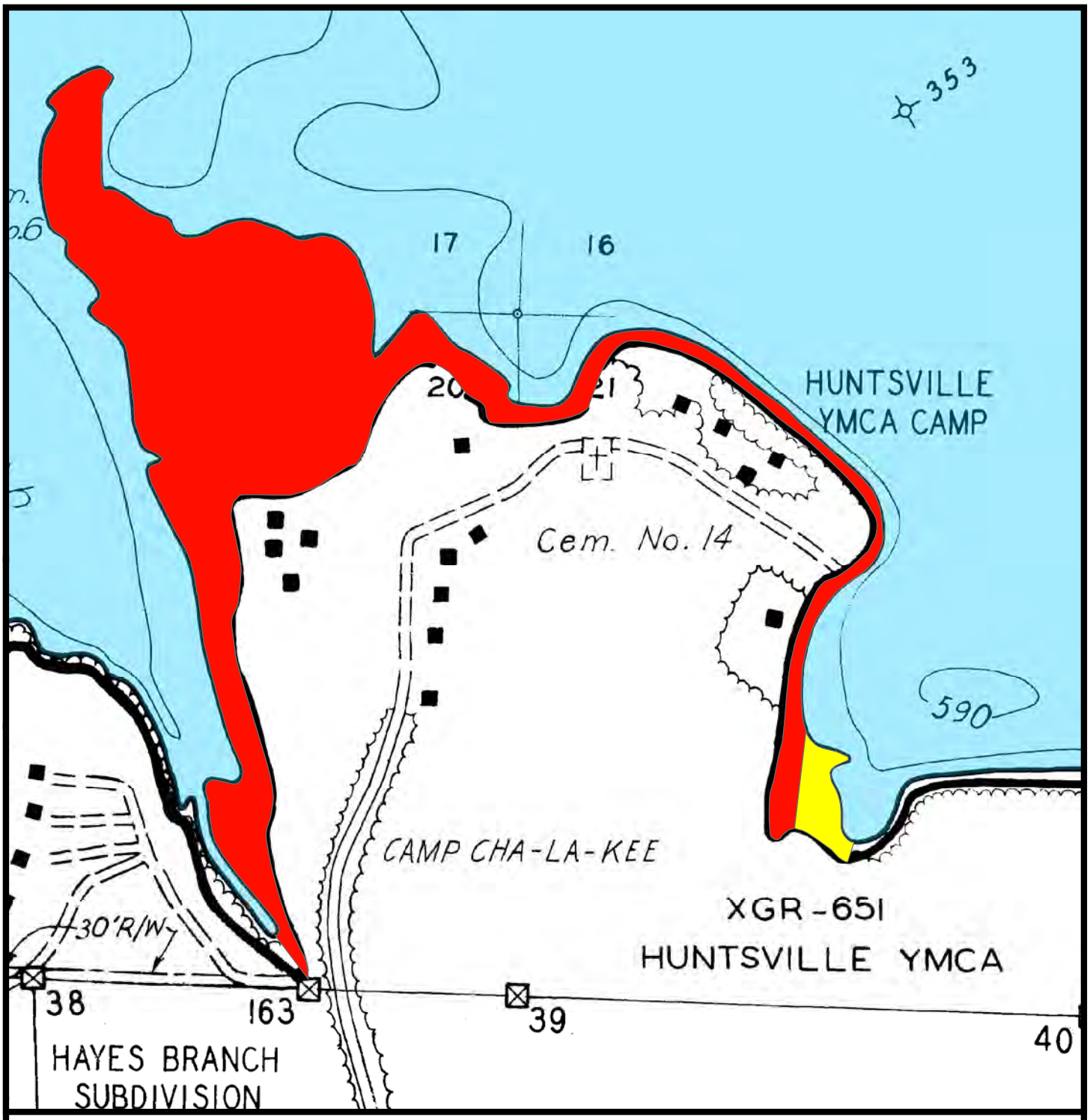


Exhibit Map

XGR-279PT2 - Area To Remain Zone 6 (Approximately 21.31 Acres)

XGR-279aPT2 - Area To Be Reallocated to Zone 7 (Approximately 0.78 Acres)

Proposed Allocation Change
Marshall County, Alabama
XGR-279PT2 and XGR-279aPT2
Tennessee River Mile 354.4L

Map Reference:
D-Stage: 12
Quad: 83NE

N

TVA

Natural Resources

0 375 750 1,500 Feet

Guntersville Reservoir

October 22, 2015