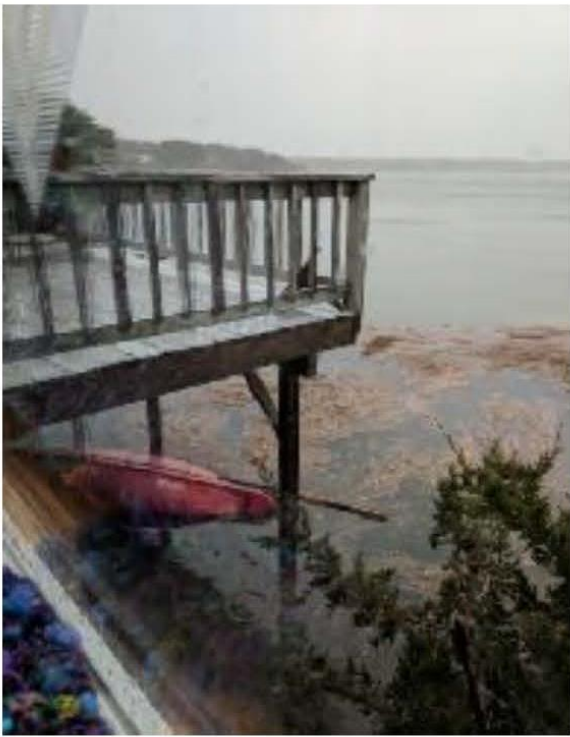


Joanna Buffington liked her small cottage on Herring River Marsh in Eastham, but knew it was not a viable place to live with sea level rise. Plus, the rare diamondback terrapins needed to nest there.



Why?



She worked with the local land trust on a reserved life estate gift of the property for undevelopment when she was through with it. She funded the ecorestoration with a charitable remainder trust as part of her estate plan.





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