



Forest Land Resource Consultants, PLLC

Consulting Forestry

P.O. Box 7 • West End, NC 27376
(910) 673-0001 Office • (910) 673-3233 Fax • www.forestlandrc.com

INVITATION TO BID ON STANDING TIMBER

Owned by

“McDonald Land”

Richmond County, NC

28 wooded acres, more or less

SALE DATE: 12:00 P.M. – 12/16/2010

Excellent All Weather Logging

Timber Volumes

<u>Product</u>	<u>Volume</u>
Pine Sawtimber	367 tons
Pine Pulpwood	498 tons
Hardwood Blend	161 tons

A timber cruise using tenth acre fixed plots was performed to determine the timber volumes; however, timber volumes are given for information only and are not guaranteed. Cruise lines were spaced 3 chains apart and 2 chains between plots. Acres were determined using a GPS mobile mapping device and a beacon using DGPS correction, with sub-meter accuracy.

Tract Location

This tract is located off E.V. Hogan Road in Richmond County. Refer to the attached maps for better detail.

Description of Timber & Land

All merchantable timber of every sort and kind contained within the designated sale area is offered for sale on a clear-cut basis. The timber consists of a mixture of loblolly pine, longleaf pine, red and white oak, poplar, maple, hickory, and gum. The boundary for this sale has been flagged with Pink-Glo ribbon. The SMZ have not been painted. Within the SMZ all pine species and hardwood measuring 16” or larger at DBH may be harvested.

Bids

All bids for this sale will be received on a **“lump sum basis only”**. Bids will be accepted and disclosed at **12:00 P.M. Thursday, December 16, 2010** in my office in Seven Lakes. Please contact our office for directions. All interested buyers who would like to submit a bid in person are to meet at the

Walter E. Thomas, RF: Registered Forester #409 • Broker #47789 • walter@forestlandrc.com
Matthew L. Wimberly, RF, ACF: Registered Forester #1407 • Broker #254183 • Certified Burner #566 • wimberly@forestlandrc.com
Terral Hill: N.C. Registered Forester #772 • S.C. Registered Forester #1413 • Certified Arborist #SO-0882A • terryhill@forestlandrc.com
Daniel D. Burton: Registered Forester #208 • dcb@forestlandrc.com (919)770-6285

office on the day of the sale. If you cannot be present for the sale, you have until 11:00 a.m. the same day to place your bid by mail, fax (910) 673-3233, office (910) 673-0001 or by cell phone (910) 639-0124.

The owner reserves forty-eight (48) hours to determine the acceptance or denial of any or all bids.

Conditions of Sale

- 1) The Buyer will have Eighteen (18) months from the date of execution of the timber deed to cut and remove the timber.
- 2) No trees, laps, limbs, or other debris resulting from the logging operation shall be left in any roads, fields, branches, or across boundary or cutting lines.
- 3) All existing or constructed roads shall be left in as good as or better condition after use, as was prior to use. If weather conditions are such that excessive rutting or other damage is occurring to any areas of the property up to and including the Sale Area or Access road, Forest Land Resource Consultants, PLLC, Agent for the Seller, may suspend logging operations if appropriate measures are not taken to limit the damage.
- 4) All trash such as, but not limited to, oil cans, paper bags, sandwich wrappers, bottles, food cans, etc. are to be carried off on a daily basis.
- 5) Forest Land Resource Consultant, PLLC, Agent of the Seller, is to be notified when logging operations begin and at least three (3) days prior to completion.
- 6) **INDEMNITY CLAUSE:** The Buyer shall indemnify and hold harmless the Seller from any and all liability for loss to any person whomsoever for property damage, personal injury, death, or otherwise during activities incident to or related to this contract, including any fines resulting from noncompliance with Best Management Practices. The Buyer will carry sufficient insurance and liability insurance to protect Seller from any liability whatsoever, and will furnish evidence of such insurance upon request of Seller and/or his Agent.
- 7) The draining of oil, grease, or hydraulic oil onto the ground on this property is expressly forbidden. Drainage of such petroleum products should be into adequate containers and disposed of properly.
- 8) No line or corner witness trees are to be cut, and any destroyed property corner shall be immediately restored at the Buyer's expense.
- 9) The Buyer shall be liable for compliance with Forest Practices Guidelines Related To Water Quality (Best Management Practices): Statue 15 NCAC, Subchapter 1J, Sections .0101 thru .0209.
- 10) The Buyer shall at closing post a \$2,000.00 performance bond with Forest Land Resource Consultants, PLLC. The bond shall be forfeitable in part or in whole upon the basis of a final inspection by the Agent. The amount of the bond is not intended to limit what the agent may determine to be the maximum damage that may have been incurred or inflicted.

Attachments

Volume summary sheets, timber sale map, and sale location map.

Summary Report

<i>Tract: E. V. Hog</i>	<i>Cruised Acres: 28</i>	<i>Plot Type: F</i>
<i>Compartment: 1</i>	<i># of Plots: 38</i>	<i>Plot Size or BAF: 10</i>
<i>Stand: 1</i>		

<i>Product</i>	<i>Trees</i>	<i>Tons</i>	<i>MBF</i>	<i>Cords</i>	<i>Cunits</i>	<i>Topwood</i>				
						<i>Tons</i>	<i>BA</i>	<i>SPA</i>	<i>DBH</i>	<i>Ht</i>
<i>Pine Pulpwood</i>	2,432	498	0	189	137	0	26	87	7.2	5.6
<i>Pine Sawtimber</i>	678	367	54	139	106	51	20	24	12.3	1.9
Total:	3,109	865	54	328	244	51	46	111	8.3	4.8

<i>Product</i>	<i>Trees</i>	<i>Tons</i>	<i>MBF</i>	<i>Cords</i>	<i>Cunits</i>	<i>Topwood</i>				
						<i>Tons</i>	<i>BA</i>	<i>SPA</i>	<i>DBH</i>	<i>Ht</i>
<i>Hardwood Pulpwood</i>	354	161	0	58	41	0	9	13	11.5	5.1
Total:	354	161	0	58	41	0	9	13	11.5	5.1

Grand Total: 3,463 1,026 54 386 285 51 55 124 8.6 4.8

Sawtimber Summary Report by DBH

<i>DBH</i>	<i>Pine Sawtimber</i>					<i>Per Acre</i>				<i>Per Tree</i>				
	<i>Trees</i>	<i>Tons</i>	<i>MBF</i>	<i>Cunits</i>	<i>Topwood</i>	<i>Trees</i>	<i>Tons</i>	<i>MBF</i>	<i>Cun.</i>	<i>Top</i>	<i>Tons</i>	<i>BFCun.</i>	<i>Top</i>	
10	169	60	7	18	22	6.1	2.2	0.2	0.6	0.8	0.4	41	0.1	0.1
12	280	137	20	40	19	10.0	4.9	0.7	1.4	0.7	0.5	70	0.1	0.1
14	192	136	22	39	8	6.8	4.8	0.8	1.4	0.3	0.7	113	0.2	0.0
16	37	34	6	10	1	1.3	1.2	0.2	0.4	0.0	0.9	164	0.3	0.0
12.3	678	367	54	106	51	24.2	13.1	1.9	3.8	1.8	0.5	80	0.2	0.1

Conversion Factors

Tons/MBF: 6.78
Tons/Cunit: 3.45
Tons/Cord: 2.64
Cunits/MBF: 1.96

Logrule & FC: S 78

Avg. Height: 1.9

Pulpwood Summary Report by DBH

Pine Pulpwood											
<i>Totals</i>		<i>Per Acre</i>							<i>Per Tree</i>		
<i>DBH</i>	<i>Trees</i>	<i>Tons</i>	<i>Cords</i>	<i>Cunits</i>	<i>Trees</i>	<i>Tons</i>	<i>Cds.</i>	<i>Cu</i>	<i>Tons</i>	<i>Cds.</i>	<i>Cun.</i>
6	1,238	184	70	50	44.2	6.6	2.5	1.8	0.15	0.06	0.04
8	943	218	82	60	33.7	7.8	2.9	2.1	0.23	0.09	0.06
10	214	77	29	21	7.6	2.7	1.0	0.8	0.36	0.14	0.10
12	37	20	7	6	1.3	0.7	0.3	0.2	0.53	0.20	0.15
7.2	2,432	498	189	137	86.8	17.8	6.7	4.9	0.20	0.08	0.06

Conversion Factors

Tons/Cord: 2.64

Tons/Cunit: 3.63

Avg. Height: 5.6

Hardwood Pulpwood											
<i>Totals</i>		<i>Per Acre</i>							<i>Per Tree</i>		
<i>DBH</i>	<i>Trees</i>	<i>Tons</i>	<i>Cords</i>	<i>Cunits</i>	<i>Trees</i>	<i>Tons</i>	<i>Cds.</i>	<i>Cun.</i>	<i>Tons</i>	<i>Cds.</i>	<i>Cun.</i>
8	22	5	2	1	0.8	0.2	0.1	0.0	0.24	0.09	0.06
10	133	45	16	12	4.7	1.6	0.6	0.4	0.34	0.12	0.09
12	133	62	23	16	4.7	2.2	0.8	0.6	0.47	0.17	0.12
14	52	35	13	9	1.8	1.3	0.5	0.3	0.68	0.25	0.18
16	15	13	5	3	0.5	0.5	0.2	0.1	0.90	0.33	0.23
11.5	354	161	58	41	12.6	5.7	2.1	1.5	0.45	0.17	0.12

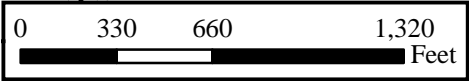
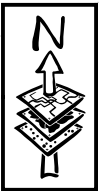
Conversion Factors

Tons/Cord: 2.75



Tons/Cunit: 3.87

Avg. Height: 5.1

MCDONALD PROPERTY
RICHMOND COUNTY, NC
TIMBER SALE MAP



Legend

-  Timber_Sale_Area
-  SMZ

