



DNRC Timber Appraiser



Appraisal Name	Cilly Napa
Appraisal Type	Sale
Area Office	NWLO
Date	5/31/2016

Appraisal Summary	Per Ton	Per Mbf	Acres, Factor and FI Fees	Unit
Minimum Bid Price	\$17.45	\$117.62	Harvest Unit	190 Acres
FI Fee	\$3.73	\$25.13	Net Conversion	6.74 Tons/Mbf
			NWLO	\$25.13 /Mbf
			SWLO	\$22.72 /Mbf
			CLO	\$8.19 /Mbf
			EAST	\$2.00 /Mbf
Minimum Sale Value	\$187,727			
Estimated Sale Volume	10,758	Tons		
Total FI Payment	\$40,127.34			
5% Down Payment	\$9,386			

Appraisal Species	Volume (Mbf)	DBH (Avg)	WWPA 2016 - 1st Qtr	Minimum Value
Ponderosa pine	8	11.3	\$420.29	\$940.98
Douglas-fir	1,056	12.9	\$361.98	\$124,209.09
Western larch	90	11.2	\$361.98	\$10,586.00
Lodgepole pine	88	9.6	\$339.44	\$10,350.76
White fir	343	13.6	\$327.14	\$40,344.43
White pine			\$504.14	\$0.00
Red cedar	11	17.8	\$1,035.76	\$1,293.84
White wood/other			\$339.44	\$0.00
Blue stained			\$289.37	\$0.00
Dead/dry			\$230.64	\$0.00
Total	1,596	12.7	\$358	\$187,725.11

Contract Costs	Unit	Log and Haul Costs	Unit	Logging Percent
Development Costs	\$21,694.00 Total	Tractor Yarding	600 Feet	60
Maintenance Costs	\$4,629.00 Total	Jammer Yarding	Feet	
Slash Costs	\$0.00 Total	Skyline Yarding	400 Feet	40
		Unpaved Haul	3.0 Miles	
		Paved Haul	50.0 Miles	