



DNRC Timber Appraiser



Appraisal Name	Central Martin 3
Appraisal Type	Sale
Area Office	NWLO
Date	1/12/2023

Appraisal Summary	Per Ton	Per Mbf	Acres, Factor and FI Fees	Unit
Minimum Bid Price	\$25.57	\$172.10	Harvest Unit	98 Acres
FI Fee	\$3.95	\$26.60	Net Conversion	6.73 Tons/Mbf
			NWLO	\$26.60 /Mbf
			SWLO	\$21.75 /Mbf
			CLO	\$8.20 /Mbf
			EAST	\$1.00 /Mbf
Minimum Sale Value	\$99,414			
Estimated Sale Volume	3,888	Tons		
Total FI Payment	\$6,296	*FI Fee not charged on tons from Morrill trust		
5% Bid Deposit	\$4,971			

Appraisal Species	Volume (Mbf)	DBH (Avg)	WWPA Lumber 3rd Q 22	Minimum Value
Ponderosa pine			\$845.53	\$0.00
Douglas-fir	178	14.0	\$683.59	\$30,684.61
Western larch	203	11.9	\$683.59	\$34,986.99
Lodgepole pine	166	8.2	\$619.50	\$28,619.46
White fir	2	13.5	\$600.12	\$344.19
White pine			\$1,225.91	\$0.00
White wood/other	25	7.0	\$619.50	\$4,371.22
Red cedar			\$1,437.54	\$0.00
Blue stained	2	7.0	\$565.47	\$413.03
Dead/dry			\$419.71	\$0.00
Total	578	9.8	\$662	\$99,419.51

Contract Costs	Unit	Log and Haul Costs	Unit	Logging Percent
Development Costs	\$4,922.00 Total	Tractor Yarding	1000 Feet	100
Maintenance Costs	\$2,743.00 Total	Other Yarding	Feet	
Slash Costs	Total	Skyline Yarding	Feet	
		Unpaved Haul	1.2 Miles	
		Paved Haul	25.6 Miles	