

TIMBER APPRAISER 2.0



EAST FRENCH BASIN

Date	1/18/2023	Acres	298
Area Office	SWLO	MBF/Ton conversion	7.33
County	Ravalli	MBF	1,001
Sale Type	Green	Tons	7,336

Estimated Prices

Source: http://www.bber.umd.edu/FIR/F_LogPrice.asp

Year	2023	Quarter	3
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Species	Volume (MBF)	Avg DBH (in)	Delivered log price (MBF)	Estimated value (MBF)
Ponderosa pine			\$ 410	\$ -
Bull pine	68	11.7	\$ 380	\$ 25,840
Lodgepole pine	-	-	\$ 436	\$ -
Douglas-fir	867	13.9	\$ 435	\$ 377,145
Western larch	-	-	\$ 435	\$ -
Engelmann spruce	58	14.4	\$ 436	\$ 25,288
Subalpine fir	8	24.0	\$ 365	\$ 2,920
Grand fir	-	-	\$ 394	\$ -
Western redcedar	-	-	\$ 550	\$ -
Hemlock	-	-	\$ 398	\$ -
White pine	-	-	\$ 394	\$ -
Cottonwood	-	-	\$ -	\$ -
	-	-	\$ -	\$ -
Blue-stained	-	-	\$ 303	\$ -
Dead/dry	-	-	\$ 202	\$ -
Total	1,001	13.9	\$ 431	\$ 431,193

Estimated Costs

Source: http://www.bber.umd.edu/FIR/F_Logging.asp

Logging cost	Percent	Yarding distance (ft)	Est cost per ton
Ground-based	94%	1000	\$ 35.93
Cable-based	6%	200	\$ 47.40
Total	100%	Weighted average	\$ 36.62

Haul cost	Paved	Unpaved	Est cost per ton
Distance (miles)	136	7	\$ 23.82

Contract costs

Road development costs	\$ 25,016	Slash costs	\$ 11,912
Road maintenance costs	\$ 11,724	Other costs	\$ -

Appraisal Summary

	Per ton	Per MBF	Total
Minimum	\$ 9.98	\$ 73.16	\$ 73,224
FI fee	\$ 2.97	\$ 21.75	\$ 21,772
		5% bid deposit	\$ 3,661