

TIMBER APPRAISER 2.1



STARVATION STICKS

Date	4/23/2025	Acres	254
Area Office	SWLO	MBF/Ton conversion	6.97
County	Missoula	MBF	1,202
Sale Type	Green	Tons	8,379

Estimated Prices

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

	Year	Quarter		
	2024	4		
Species	Volume (MBF)	Avg DBH (in)	Delivered log price (MBF)	Estimated value (MBF)
Ponderosa pine	222	14.8	\$ 342	\$ 75,797
Bull pine			\$ 308	\$ -
Lodgepole pine	1	9.0	\$ 411	\$ 394
Douglas-fir	942	14.0	\$ 449	\$ 422,967
Western larch	38	11.5	\$ 437	\$ 16,494
Engelmann spruce			\$ 411	\$ -
Subalpine fir			\$ 380	\$ -
Grand fir			\$ 380	\$ -
Western redcedar			\$ 467	\$ -
Hemlock			\$ 356	\$ -
White pine			\$ 357	\$ -
Cottonwood			\$ -	\$ -
	-	-	\$ -	\$ -
Blue-stained	-	-	282.375	\$ -
Dead/dry	-	-	\$ 204.88	\$ -
Total	1,202	14.1	\$ 428.87	\$ 515,652

Estimated Costs

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

Logging cost	Percent	Yarding distance (ft)	Est cost per ton
Ground-based	40%	600	\$ 35.59
Cable-based	60%	700	\$ 53.98
Total	100%	Weighted average	\$ 46.63

Haul cost	Paved	Unpaved		
Distance (miles)	68	8.3	Est cost per ton	\$ 21.05

Contract costs

Road development costs	\$ 28,311.00	Slash costs	\$ 20,320.00
Road maintenance costs	\$ 35,873.00	Other costs	\$ -

Appraisal Summary

	Per ton	Per MBF	Total
Minimum	\$ 5.83	\$ 40.64	\$ 39,906.35
Set Price Ponderosa Pine	\$ 2.00	\$ 13.94	\$ 3,068.00
FI fee	\$ 3.12	\$ 21.75	\$ 26,151.13
5% bid deposit			\$ 2,148.72