

GNA TIMBER APPRAISER 2.0.1



SALE NAME

Date	5/14/2024	Acres	50.9
Area Office	NWLO	MBF/Ton conversion	7.75
County	Lincoln	MBF	156
Sale Type	Green	Tons	1,207

Estimated Delivered Log Prices

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

Year	Quarter
2024	1

Delivered log price

Species	Volume (MBF)	Avg DBH (in)	(MBF)	Estimated value (MBF)
Ponderosa pine	-	-	\$ 356	\$ -
Bull pine	-	-	\$ 344	\$ -
Lodgepole pine	-	-	\$ 428	\$ -
Douglas-fir	139	10.6	\$ 427	\$ 59,353.00
Western larch	17	9.8	\$ 427	\$ 7,173.60
Engelmann spruce	-	-	\$ 428	\$ -
Subalpine fir	-	-	\$ 373	\$ -
Grand fir	-	-	\$ 389	\$ -
Western redcedar	-	-	\$ 467	\$ -
Hemlock	-	-	\$ 385	\$ -
White pine	-	-	\$ 379	\$ -
Cottonwood	-	-	\$ -	\$ -
	-	-	\$ -	\$ -
Blue-stained	-	-	\$ -	\$ -
Dead/dry	-	-	\$ 213.50	\$ -
Total	156	10.5	\$ 427.00	\$ 66,526.60

Estimated Costs

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

Logging cost	Percent	Yarding distance (ft)	Est cost per ton
Ground-based	100%	750	\$ 36.95
Cable-based	0%	-	\$ -
Cut-to-length	0%	-	\$ -
Weighted average			\$ 36.95

Haul cost	Paved	Unpaved	Est cost per ton
Distance (miles)	65	5	\$ 20.03

Contract costs			
Road development	\$ -	Slash	\$ 2,409.00
Road maintenance	\$ 3,732.14	Other	\$ 458.00

Appraisal Summary

	Per ton	Per MBF	Total
Minimum bid	\$ 11.02	\$ 85.37	\$ 13,301.05
5% bid deposit			\$ 665.05