

GNA TIMBER APPRAISER 2.0.1



GNA Boy Scout II

Date	9/16/2024	Acres	153
Area Office	SWLO	MBF/Ton conversion	5.52
County	Missoula	MBF	995
Sale Type	Green	Tons	5,492

Estimated Delivered Log Prices

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

Species	Volume (MBF)	Avg DBH (in)	Delivered log price		Estimated value (MBF)
			(MBF)		
Ponderosa pine	-	-	\$ 356	\$ -	-
Bull pine	-	-	\$ 344	\$ -	-
Lodgepole pine	54	13.1	\$ 431	\$ 23,274.00	
Douglas-fir	680	16.7	\$ 446	\$ 303,280.00	
Western larch	197	19.4	\$ 446	\$ 87,862.00	
Engelmann spruce	52	11.7	\$ 431	\$ 22,412.00	
Subalpine fir	5	9.6	\$ 368	\$ 1,840.00	
Grand fir	-	-	\$ 389	\$ -	-
Western redcedar	-	-	\$ 467	\$ -	-
Hemlock	-	-	\$ 385	\$ -	-
White pine	-	-	\$ 379	\$ -	-
Cottonwood	-	-	\$ -	\$ -	-
Blue-stained	-	-	\$ 323.25	\$ -	-
Dead/dry	7	17.3	\$ 212.20	\$ 1,485.40	
Total	995	16.7	\$ 442.37	\$ 440,153.40	

Estimated Costs

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

Logging cost	Percent	Yarding distance (ft)	Est cost per ton
Ground-based	0%	-	\$ -
Cable-based	0%	-	\$ -
Cut-to-length	100%	500	\$ 44.47
Weighted average			\$ 44.47

Haul cost	Paved	Unpaved	Est cost per ton
Distance (miles)	97	0	\$ 24.37

Contract costs		Slash	Other
Road development	\$ -	\$ 30,600.00	
Road maintenance	\$ 1,500.00	\$ -	

Appraisal Summary

	Per ton	Per MBF	Total
Minimum bid	\$ 2.64	\$ 14.59	\$ 14,516.04
5% bid deposit			\$ 725.80