

See this sale and other information at: [www.theforestpro.com](http://www.theforestpro.com)

**Timber Sale Quick Facts**

**WHERE**

**State:** Mississippi  
**County:** Lawrence  
**Township:** 4N  
**Range:** 20W  
**Sections:** 15  
**Quarter Sec:** PT SW4 SW4, PT SE4 SW4, PT NE4 SW4  
**Lat/Long:** 31.5669/-90.0097

**WHO**

**Tract Name:** Douglas Martin Tract  
**Land Owner:** Douglas Martin

**WHEN**

**Sale Date:** March 6th, 2020  
**Sale Day:** Friday  
**Sale Time:** 10:00 a.m.  
**Sale Location:** Forest Pro LLC Office

**WHAT**

**Sale Acreage:** 17.8  
**Estimated Months/Year-Operable:** 6-7  
**Stand Age:** 39  
**Timber Cutting Description:**  
 • All merchantable timber  
**Primary Product:** Mix of Products  
**Cruise Type:** 2ch x 3ch, 1/10th ac

**HOW**

**Contract Length:** 12 months  
**Bond Amount:** \$1000  
**Bid Type:** Lump Sum  
**Special Provisions:** See Timber Harvest Route on map.  
**Access:** Via Highway 143

**WHY**

**Purpose of Harvest:** Pasture Conversion



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# DOUGLAS MARTIN TRACT TIMBER SALE INVITATION

February 11, 2020

## “ADJOINING TRACTS, PART 2”

As agent for Douglas Martin, we invite you to submit a sealed, **lump sum** bid on the following described timber located on the Douglas Martin Tract in Lawrence County, Mississippi. The timber to be sold includes all merchantable timber on approximately 17.8 acres. The sale boundaries are designated by **orange** painted boundary lines and **teal** painted Stream-side Management Zones (SMZ's). This timber is further designated by the attached timber sale map.

All cruising and marking was done under the supervision of professional foresters employed by Forest Pro LLC. We stake our reputation on the professional standards of this work, however each prospective purchaser should determine for themselves the volumes, values, & acreages. Purchasers are invited to inspect the timber on their own or call Mark E. Dale at Forest Pro LLC if assistance is needed.

**Date Bids Will Be Opened: Friday, March 6th, 2020, at 10:00 a.m.** at the office of Forest Pro LLC. Bids will be accepted by mail, text (601.594.1564), email, or by fax (601 587-4406) with the signature of an authorized employee making the bid, additionally please call and confirm that your bid was received. Bidders are welcome to attend the bid opening and will be notified of the successful bidder. Please specify that your bid is on the “Douglas Martin Tract”.

**QUICK VOLUME SUMMARY**

All Merchantable	17.8 acres	
<b>Pine Pulpwood</b>	198.9 tons	61.1 cds
<b>Pine Chip-N-Saw</b>	248.2 tons	63.3 cds
<b>Pine Sawtimber</b>	1,069.3 tons	149.3 MBF
<b>Hardwood Pulpwood</b>	205.1 tons	44.8 cds
<b>Hardwood Sawtimber</b>	61.7 tons	6.8 MBF



**BIDDING TERMS & CONDITIONS**

- Bids received are considered acceptance of the terms and conditions set forth in this invitation.
- The seller reserves the right to reject any and all bids and to select as the successful bidder the one deemed most satisfactory in its judgment.
- The risk of any inaccuracies in this invitation is assumed by the recipient of such invitation. No Express or implied representation or warranty is made as to the accuracy or completeness of the attached evaluation materials. Forest Pro LLC, seller, nor any advisors or representatives assume any liability resulting from the use of, or reliance upon the Evaluation Materials or any actual or alleged omissions in same.
- Prospective bidders inspecting the property do so at their own risk. The Seller or Agent is not responsible for any injuries or loss that may occur from the inspection of the property.

**CONTRACT TERMS & CONDITIONS**

- The successful bidder will be required to enter into a written contract, a sample of which is available for inspection at our office.
- Closing is expected on or before thirty (30) days from the date of acceptance of bid.
- Upon signing a contract, the Purchaser shall deposit a performance bond of **(\$1000)** into Forest Pro LLC, non-interest bearing Forestry Escrow Account. Said amount shall be held until such time as Purchaser shall fulfill all requirements of the timber sale contract.
- A quality-logging job with a minimum amount of soil disturbance is expected.
- Operations may begin as soon as the contract is consummated.
- Termination date of the contract shall be **12** months from the date of execution.
- Compliance with Mississippi's Best Management Practices for Harvesting is mandatory.
- The landowner or agent reserves the right to temporarily halt harvesting if conditions are such that harvesting is causing unreasonable damage to improvements, soils or timber.
- Buyer agrees to indemnify defend and hold harmless the Seller and their representatives from any such damages or claims of damages by third parties, their persons, property or equipment.
- Agent will be notified 48 hours in advance of the beginning of any logging operations.

## Forest Pro Cruise Report - Clear cut Area

Report Type: Stand: #Trees, Quantities 1 &amp; 2, Means, Total By DBH, Product and Species

<b>Tract:</b>	OTDMRTN1	<b>Cruiser:</b>	MD	<b>Date:</b>	1/27/2020
<b>Owner:</b>	Douglas Martin	<b>City:</b>	SilverCreek	<b>State:</b>	Mississippi
<b>Address:</b>	3360 Hwy 43	<b>Zip:</b>	39474	<b>Section:</b>	15
<b>County:</b>	Lawrence	<b>Longitude:</b>	-90.0097	<b>Township:</b>	7N
<b>Latitude:</b>	31.5669			<b>Range:</b>	20W

<b>Stand:</b>	3	<b>Cover Type:</b>	Planted Pine & Natural Hwd	<b>Stand Type:</b>	PS3, HI2, PS4
<b>Method Type:</b>	1/10th Ac	<b>BUF:</b>	10		
<b>Area(Acres):</b>	17.8	<b>Description:</b>	All Merchantable	<b>#Points:</b>	30

Product/Species	DBH	#Trees	Quantity1	Quantity2
<b>Pine Pulpwood</b>				
<i>Loblolly, Shortleaf, &amp; Slash Pine</i>	Inches		Tons	Cord
	6	32	2.56	0.86
	8	24	5.84	1.88
	10	30	10.35	3.25
	12	97	58.85	18.22
	14	62	46.04	13.97
	16	55	61.25	18.64
	20	6	14.02	4.28
<b>Product Total</b>		<b>306</b>	<b>198.9</b>	<b>61.1</b>

Product/Species	DBH	#Trees	Quantity1	Quantity2
<b>Pine Chip-N-Saw</b>				
<i>Loblolly, Shortleaf, &amp; Slash Pine</i>	Inches		Tons	Cord
	10	50	25.86	6.70
	12	193	153.30	38.72
	14	68	69.06	17.87
<b>Product Total</b>		<b>311</b>	<b>248.2</b>	<b>63.3</b>

Product/Species	DBH	#Trees	Quantity1	Quantity2
<b>Pine Sawtimber</b>				
<i>Loblolly, Shortleaf, &amp; Slash Pine</i>	Inches		Tons	MBF
	14	230	250.67	26.68
	16	255	332.27	42.94
	18	185	296.94	44.37
	20	86	114.99	20.53
	22	19	38.53	7.53
	24	17	35.87	7.25
<b>Product Total</b>		<b>792</b>	<b>1069.3</b>	<b>149.3</b>

Product/Species	DBH	#Trees	Quantity1	Quantity2
<b>Hardwood Pulpwood</b>				
<i>Soft Hardwood</i>	Inches		Tons	Cord
	6	37	6.74	1.29
	8	54	13.19	2.65
	10	56	22.56	5.16
	12	55	35.77	8.43
	14	49	38.42	9.59
	16	11	14.67	3.55
<b>Subtotals</b>		<b>262</b>	<b>131.4</b>	<b>30.7</b>
<b>Hard Hardwood</b>				
	Inches		Tons	Cord
	6	32	5.75	0.94
	8	11	2.29	0.37
	10	29	12.72	2.42
	12	30	19.20	3.72
	14	26	20.48	4.09
	16	5	5.93	1.19
	18	6	7.35	1.37
<b>Subtotals</b>		<b>140</b>	<b>73.7</b>	<b>14.1</b>
<b>Product Total</b>		<b>402</b>	<b>205.1</b>	<b>44.8</b>

Product/Species	DBH	#Trees	Quantity1	Quantity2
<b>Hardwood Sawtimber</b>				
<i>Water Oak</i>	Inches		Tons	MBF
	14	5	4.45	0.28
	16	6	4.60	0.42
	18	5	8.33	0.74
<b>Subtotals</b>		<b>16</b>	<b>17.4</b>	<b>1.4</b>
<i>Chestnut Oak</i>	Inches		Tons	MBF
	30	5	13.34	1.66
<b>Subtotals</b>		<b>5</b>	<b>13.3</b>	<b>1.7</b>
<i>Yellow Poplar</i>	Inches		Tons	MBF
	14	5	4.22	0.44
	16	15	16.77	1.89
	20	5	10.00	1.37
<b>Subtotals</b>		<b>25</b>	<b>31.0</b>	<b>3.7</b>
<b>Product Total</b>		<b>46</b>	<b>61.7</b>	<b>6.8</b>

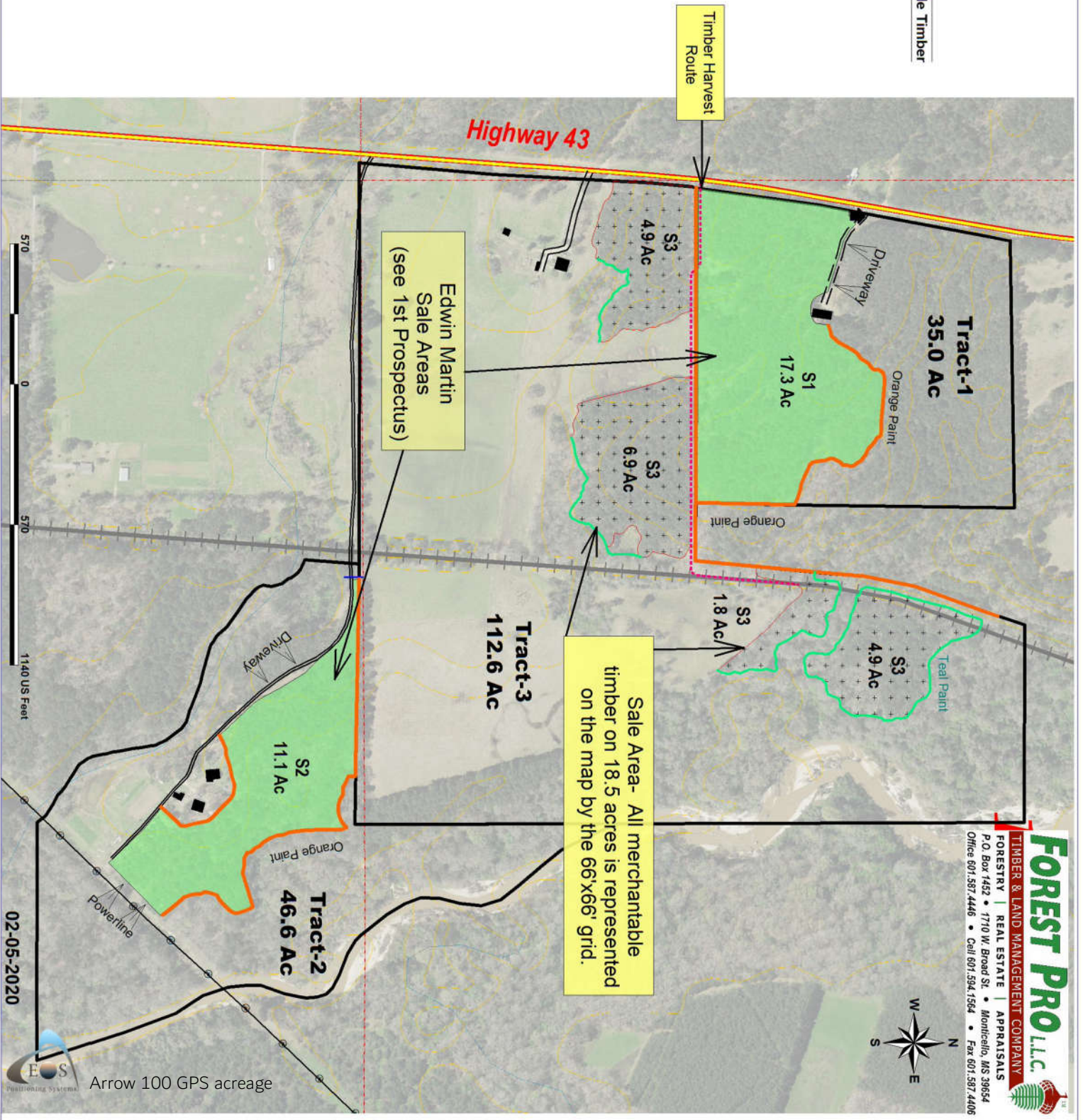
**Douglas Martin Tract**  
**Sale Area Map**  
**Sections 15, 17N, R20W**  
**Lawrence Co. MS**

Stand #	Acreage	Description
3	18.5	All Merchantable Timber
<b>Total Acreage: 18.5</b>		

**Legend**

	Teal Paint
	Orange Paint
	light pole
	ROADS
	TimberHarvestRoute
<b>STANDS</b>	
	3
	EdwieMartin
	TRACTS
	cc077(by CLASS)
	6
	7
	8
	inter77
	pnt77(by CLASS)
	1
	2
	3
	OldRailroad
	trans77
	SectionLine
	cont77
	LAWRENCE 20X SID

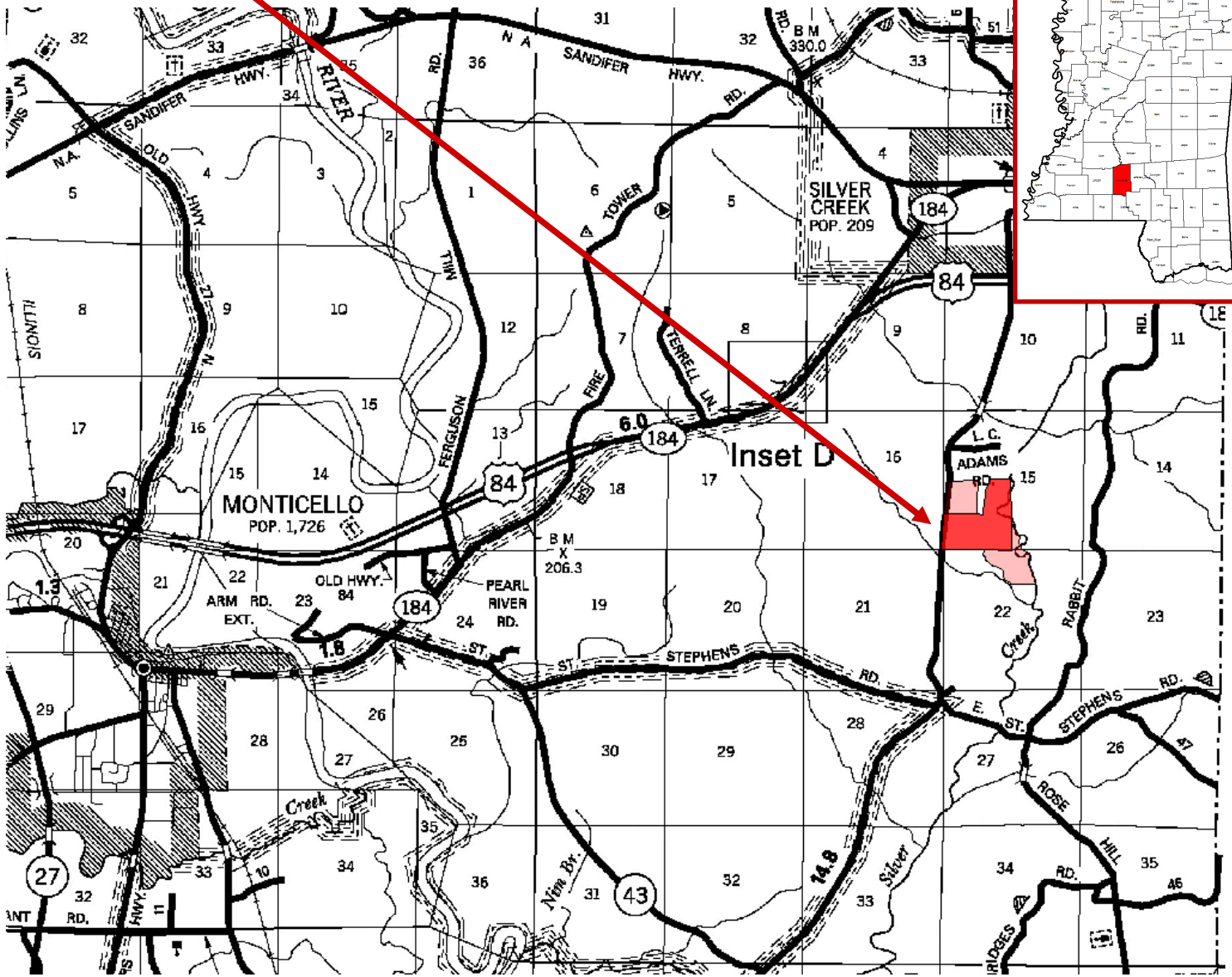
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**FOREST PRO LLC**  
**TIMBER & LAND MANAGEMENT COMPANY**  
 FORESTRY | REAL ESTATE | APPRAISALS  
 P.O. Box 1452 • 1710 W. Broad St. • Monticello, MS 39654  
 Office 607.587.4446 • Cell 601.594.1564 • Fax 601.587.4406

# Douglas Martin Tract Timber Sale Invitation

## Location Map



**FOREST PRO L.L.C.**  
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