



P.O. Box 65  
No. 4 Executive Circle  
Arkadelphia, AR 71923  
(870)246-5757  
FAX 1-870-246-3341  
E-mail: [arkadelphia@kingwoodforestry.com](mailto:arkadelphia@kingwoodforestry.com)



Other Kingwood Locations:  
P.O. Box 1290  
145 Greenfield Drive  
Monticello, AR 71657  
(870)367-8567  
FAX 1-870-367-8424

4414 Galleria Oaks  
P.O. Box 5887  
Texarkana, TX 75505  
(903)831-5200  
FAX 1-903-831-9988

## NOTICE OF LAND SALES

### TERRE ROUGE & LACKLAND SPRINGS TRACTS

**Listings**  
**#4539 & #4540**

**Bid Date: Friday, August 19, 2016 @ 10:00 a.m.**

#### **-Timberland Investment and Recreation Tracts in Nevada County -**

Kingwood Forestry Services, Inc. has been authorized to manage the sale of two (2) tracts of timberland containing 111.1 + 39.26 acres, more or less, in Nevada County, Arkansas. Bids may be submitted for either or both tracts. Please visit our website at [www.kingwoodforestry.com](http://www.kingwoodforestry.com) to view maps and photographs.

**Location:** The **Terre Rouge Tract** (Listing #4539) is located eight (8) miles east of Prescott. The **Lackland Springs Tract** (Listing #4540) is located four (4) miles west of Bluff City. Both tracts are further described below. These are investment properties with timber income potential and recreational opportunities. Please visit our website at [www.kingwoodforestry.com](http://www.kingwoodforestry.com) to view maps and photographs of listings #4539 & #4540.

**Terre Rouge Tract (#4539):** N $\frac{3}{4}$  of NE $\frac{1}{4}$  of NE $\frac{1}{4}$ , NW $\frac{1}{4}$  of NE $\frac{1}{4}$ , NE $\frac{1}{4}$  of NW $\frac{1}{4}$ , Section 12, Township 11 South, Range 21 West, containing 111.1 surveyed acres, more or less, Nevada County, Arkansas (copy of survey available online or upon request). Access is about one-quarter-mile of frontage on County Road #260 (Wildcat Road). Timber consists of  $\pm$ 29 acres of unthinned native pine sawtimber and pulpwood,  $\pm$ 29 acres of 2009 pine plantation,  $\pm$ 44 acres of 2015 clearcut (contracted for site prep spray to be done in fall 2016), and  $\pm$ 8.5 acres of unthinned 1998 pine plantation. Site index for loblolly pine averages ninety-two (92) feet (base age 50) on fine sandy loam soils. Based on Kingwood's July, 2016 inventory on  $\pm$ 37 timbered acres, estimated tree counts and timber volumes are as follows:

<b>Pine Sawtimber:</b>	<b>1,116 Trees</b>	<b>67,022 Board Feet</b>	<b>661 Tons</b>
<b>Pine Chip n' Saw:</b>	<b>1,102 Trees</b>	<b>41,403 Board Feet</b>	<b>446 Tons</b>
<b>Hardwood Sawtimber</b>	<b>21 Trees</b>	<b>2,767 Board Feet</b>	<b>21 Tons</b>
<b>Pine Pulpwood:</b>	<b>10,293 Trees</b>		<b>2,665 Tons</b>
<b>Hardwood Pulpwood:</b>	<b>1,211 Trees</b>		<b>116 Tons</b>

**Lackland Springs Tract (#4540):** Frl. SW $\frac{1}{4}$  of SW $\frac{1}{4}$ , Section 30, Township 11 South, Range 20 West, containing 39.26 acres, more or less, Nevada County, Arkansas. Access is via woods road from Potlatch road; gate opens with temporary Kingwood combo. Well-stocked 2011 pine plantation. Terrain is gently rolling. Site index for loblolly pine averages ninety-three (93) feet (base age 50) on fine sandy loam soils.

*Due to variations in cruising methods, utilization standards and scaling practices, tree counts and volumes cannot be guaranteed. Volume reports in Tons and Board Feet are included. Additional timber volume reports (tree counts by species, diameter, height) are available on our website at [www.kingwoodforestry.com/land-sales.html](http://www.kingwoodforestry.com/land-sales.html).*

**Method of Sale:** The tracts will be sold on the basis of lump sum sealed bids. Offers may be submitted on one or both tracts. Mailed offers should be addressed to Kingwood Forestry Services, Inc., P.O. Box 65, Arkadelphia, AR 71923 with "**Nevada County Land Sales**" clearly marked in the lower left corner of the envelope to protect security of the offer. An offer form is attached. Bids will be opened at the Kingwood Forestry office at #4 Executive Circle, Arkadelphia, Arkansas at **10:00 a.m., Friday, August 19, 2016.** On mailed offers, please call our office prior to bid opening to confirm receipt of offer. Buyers submitting offers are welcome to attend the bid opening. Completed offer forms may be delivered by fax to 870-246-3341 or by e-mail to [arkadelphia@kingwoodforestry.com](mailto:arkadelphia@kingwoodforestry.com). All faxed / e-mailed offers will be immediately acknowledged; please await confirmation that your faxed/e-mailed offer has been received. No verbal telephone offers will be accepted. Anyone submitting an offer for the purchase of the property will be provided with a summary of bid results.

— Continued on back of this page —

# NOTICE OF LAND SALES

## -TERRE ROUGE & LACKLAND SPRINGS TRACTS-

**Bid Date: Friday, August 19, 2016 @ 10:00 a.m.**

### **Conditions of Sale:**

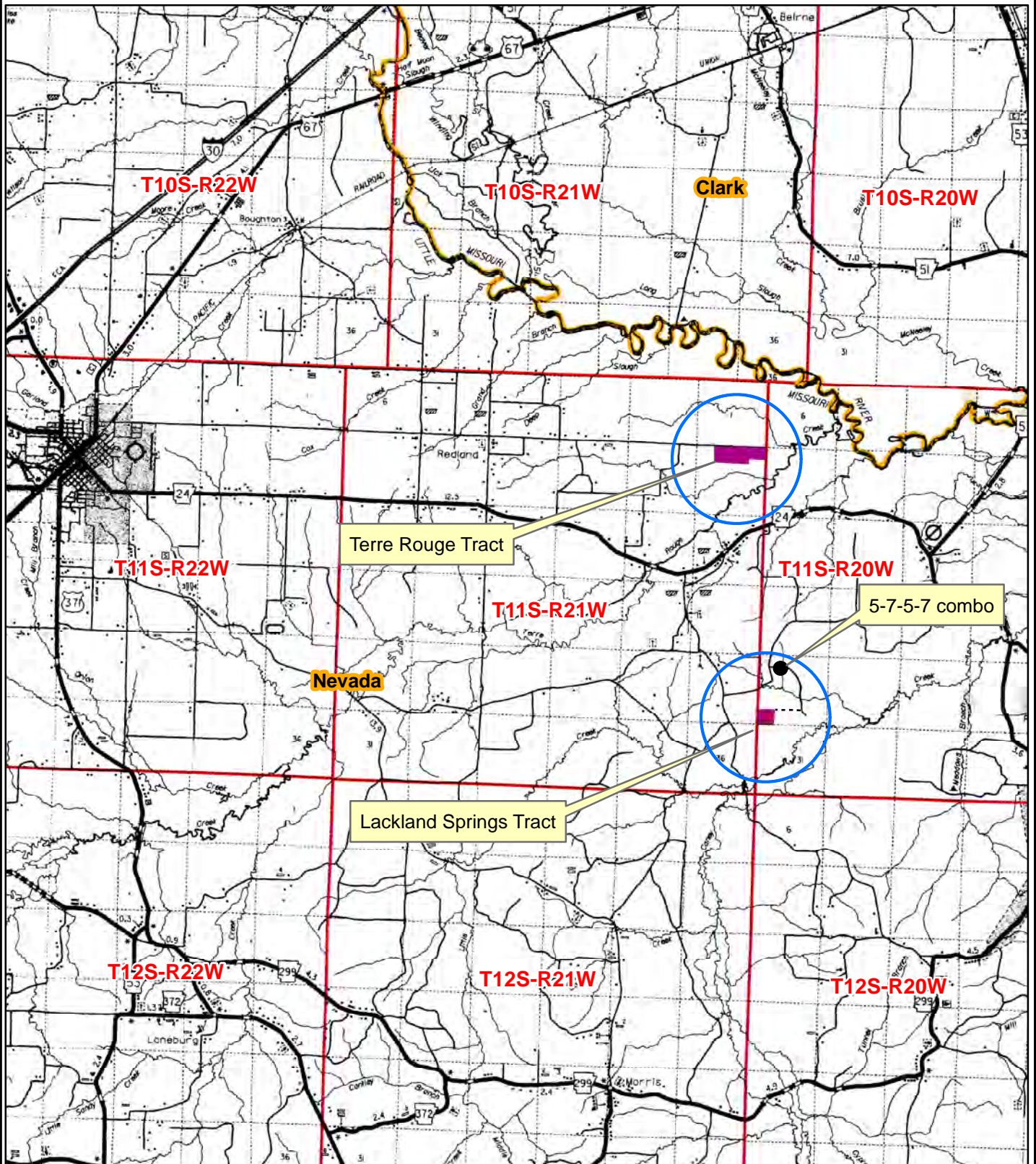
1. The landowner reserves the right to accept or reject any offer or to reject all offers.
2. Offers submitted will remain valid through 10:00 a.m. Monday, August 22, 2016. Successful bidder will be notified on or before that time by telephone, fax, or e-mail. Upon acceptance of an offer a Contract of Sale, with earnest money in the amount of ten percent (10%) of purchase price, will be executed between the successful bidder and landowner within seven (7) business days. A sample Contract of Sale may be provided in advance upon request. Terms are cash at closing. Closing is expected to be held within thirty (30) days of offer acceptance.
3. Only offers for a specific dollar amount will be accepted. The parcels are being sold in their entirety for single sum(s) and not on a per-acre basis. Advertised acreage is believed to be correct, but is not guaranteed. Offer price is for entire tract(s), regardless of acreage. Seller will not provide survey of Lackland Springs tract; Terre Rouge tract has been surveyed and plat is available online or upon request. The attached tract maps are thought to be accurate but should not be considered survey plats.
4. Conveyance will be by Warranty Deed, subject to all previous mineral conveyances, reservations and exceptions, to any valid rights-of-way, easements, leaseholds, and to any protective covenants or restrictions, which may have been recorded affecting the property, with title assured through seller-provided title insurance policy. No environmental inspection or representation has been or will be made by seller. Seller will convey one hundred percent (100%) of any owned mineral rights (on the property advertised in this notice) without warranty.
5. Seller will pay pro-rated property taxes (to date of closing), deed preparation, and one-half of deed stamps. Buyer will pay recording fees and one-half (1/2) of deed stamps.
6. Local title company will conduct the closing with buyer and seller each paying one-half of fees associated with closing services.
7. If prospective buyers or their agents wish to inspect the property, such property inspections shall be done at reasonable times during daylight hours. Prospective buyers and their agents understand and acknowledge that while on the property, prospective buyers and their agents assume all liability and shall indemnify Seller and its agents, property managers and Kingwood Forestry Services from and against all claims, demands, or causes of action, of every kind, nature and description relating to its access to or presence on the property.
8. Hunting equipment (such as deer stands, feeders, trail cameras, etc.) and any other man-made items found on the property do not convey unless stated otherwise.
9. Kingwood Forestry is the real estate firm acting as agent for the seller. All information presented in this prospectus is believed to be accurate. Prospective buyers are advised to verify information presented in this sale notice.
10. Questions regarding the land sale should be directed to licensed broker Pete Prutzman or licensed agents Brian Clark or Jimmy Don Thomas of Kingwood Forestry Services at 870-246-5757.



# NOTICE OF LAND SALES

"Terre Rouge Tract" - Listing #4539  
N3/4 of NE1/4 of NE1/4, NW1/4 of NE1/4, NE1/4 of NW1/4,  
Sec. 12, T11S, R21W, Nevada County, Arkansas  
containing 111.1 acres, more or less

"Lackland Springs Tract" - Listing #4540  
Frl. SW1/4 of SW1/4, Sec. 30, T11S, R20W  
Nevada County, Arkansas  
Containing 39.26 acres, more or less



0 0.5 1 2 3 4  
Miles







Created: June, 2016  
Drawn By: JDT

## TERRE ROUGE TRACT INFORMATION

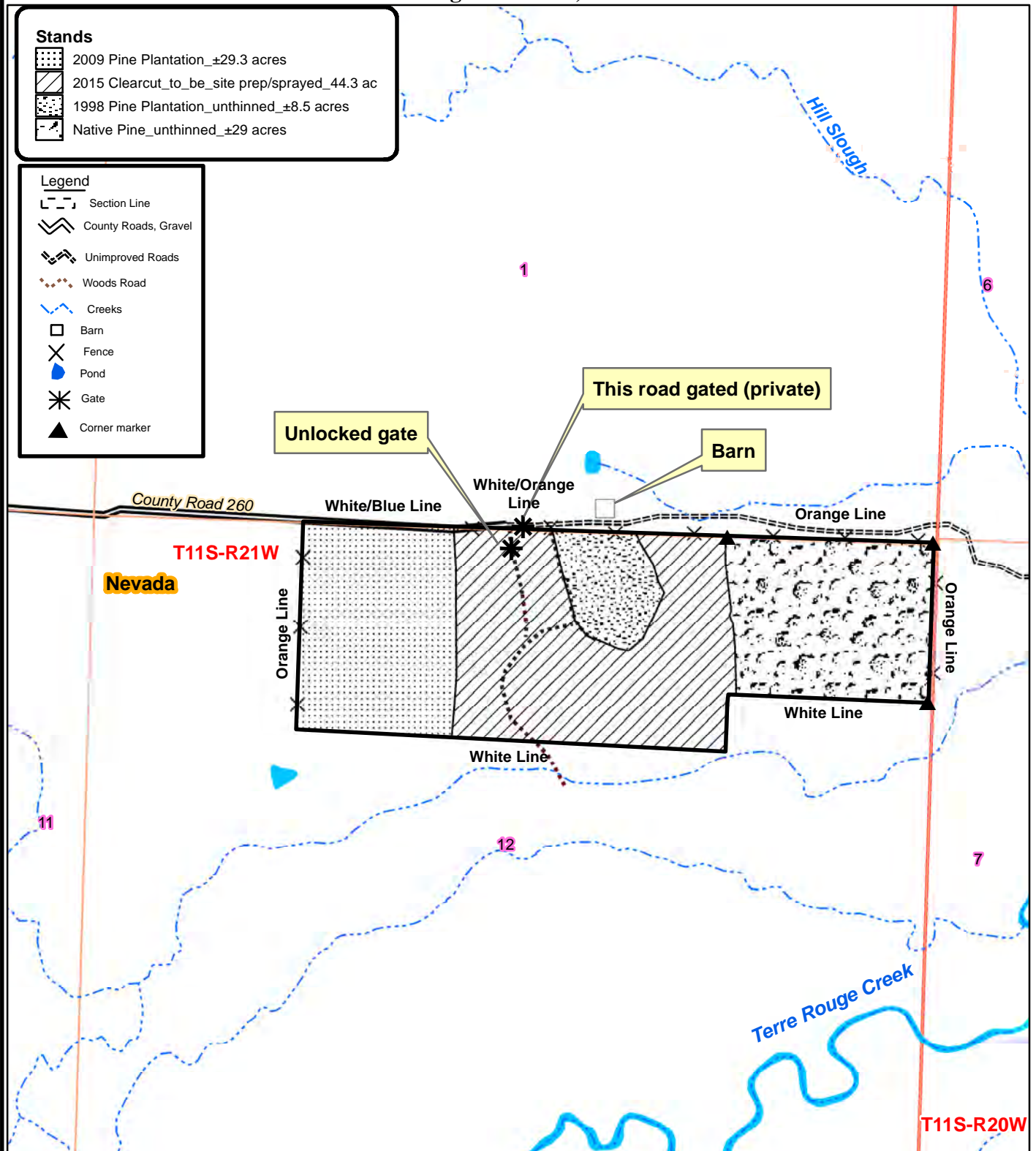
**NOTICE OF LAND SALE**  
**"Terre Rouge Tract" - Listing #4539**  
**N3/4 of NE1/4 of NE1/4, NW1/4 of NE1/4, NE1/4 of NW1/4, Sec. 12, T11S, R21W**  
**Nevada County, Arkansas**  
**containing 111.1 acres, more or less**

**Stands**

-  2009 Pine Plantation\_±29.3 acres
-  2015 Clearcut\_to\_be\_site prep/sprayed\_44.3 ac
-  1998 Pine Plantation\_unthinned\_±8.5 acres
-  Native Pine\_unthinned\_±29 acres

**Legend**

-  Section Line
-  County Roads, Gravel
-  Unimproved Roads
-  Woods Road
-  Creeks
-  Barn
-  Fence
-  Pond
-  Gate
-  Corner marker



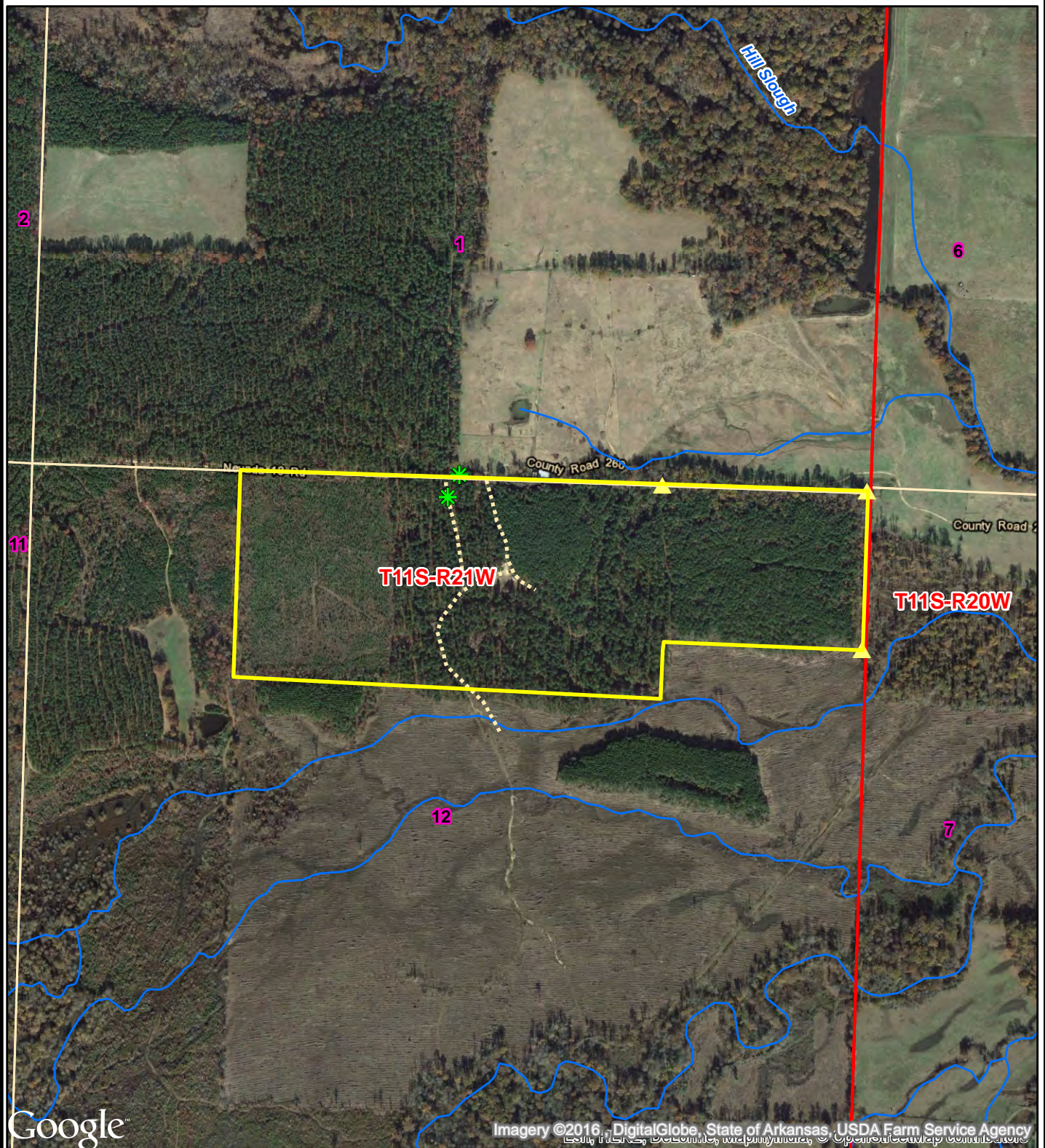
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Miles



Created: July, 2016  
By: JDT



**NOTICE OF LAND SALE**  
**"Terre Rouge Tract" - Listing #4539**  
**N3/4 of NE1/4 of NE1/4, NW1/4 of NE1/4, NE1/4 of NW1/4, Sec. 12, T11S, R21W**  
**Nevada County, Arkansas**  
**containing 111.1 acres, more or less**



0 0.125 0.25  
Miles



Created: June, 2016  
Drawn By: JDT

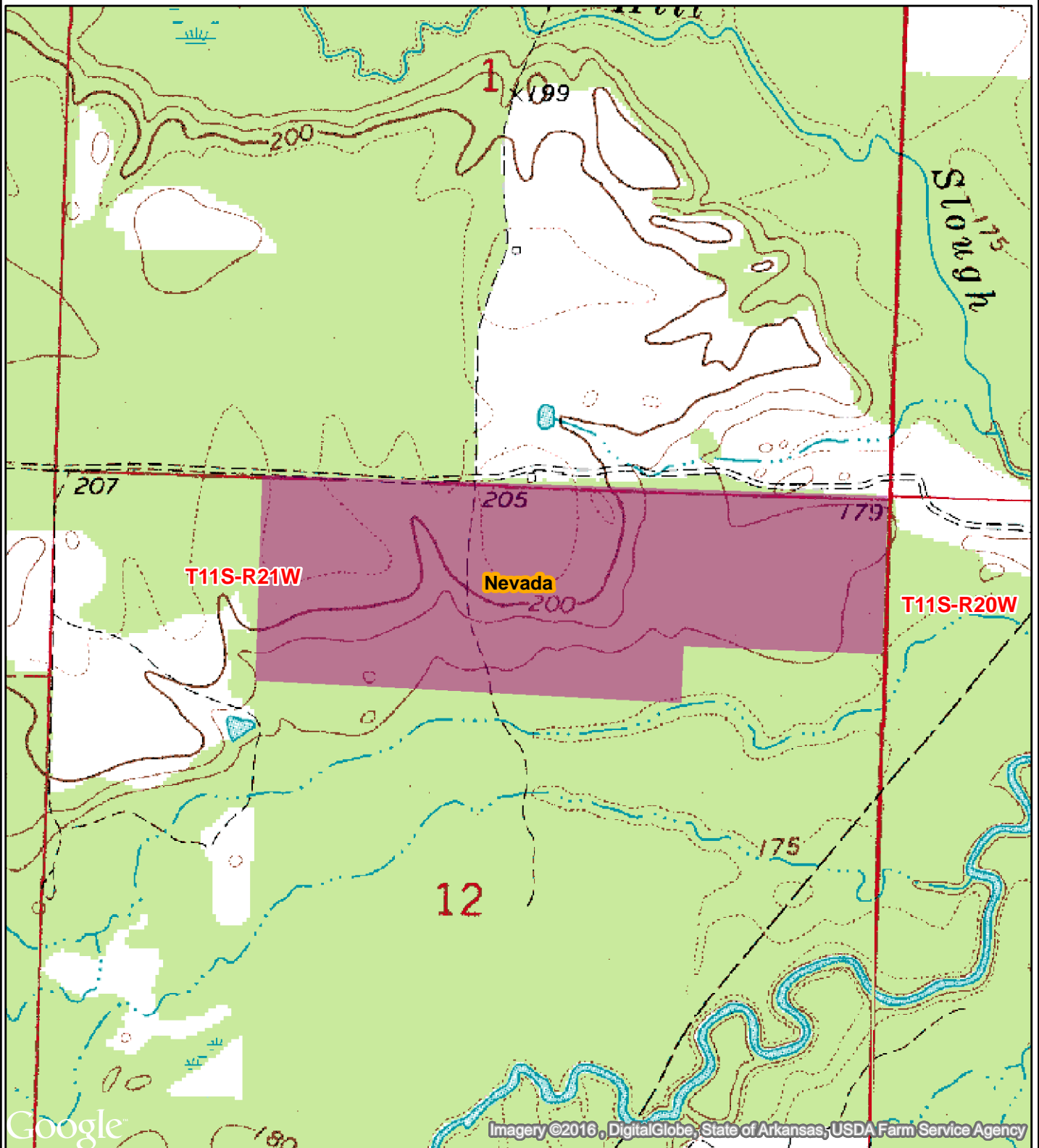


**NOTICE OF LAND SALE**

**"Terre Rouge Tract" - Listing #4539**

**N3/4 of NE1/4 of NE1/4, NW1/4 of NE1/4, NE1/4 of NW1/4, Sec. 12, T11S, R21W**

**Nevada County, Arkansas  
containing 111.1 acres, more or less**



Created: June, 2016  
Drawn By: JDT

NW/C  
SEC. 12, T11S, R21W  
NAIL AT PI PAINTED LINES

NE/C  
SEC. 12, T11S, R21W  
RAILROAD RAIL FD.

S88°07'15"E  
1324.12'

1324.12'

S88°07'15"E  
1324.12'

1324.12'

NW/4 NW/4  
SEC. 12, T11S, R21W

NE/4 NW/4  
SEC. 12, T11S, R21W

111.1 acres

NW/4 NE/4  
SEC. 12, T11S, R21W

N3/4 NE/4 NE/4  
SEC. 12, T11S, R21W

S01°19'32"W  
1004.98'

SW/C  
NW/4 NW/4  
SEC. 12, T11S, R21W  
PI OF LINES

1324.72'  
N87°48'21"W

SW/C  
NE/4 NW/4  
SEC. 12, T11S, R21W  
SET 1/2IN REBAR  
AND CAP 999  
12" HICKORY N10E 18.0'  
12" POST OAK N55W 5.0'

S87°48'21"E  
1324.72'

STAKES SET ON LINE  
PAINTED WHITE

S87°48'21"E  
1324.72'

SET 1/2IN REBAR  
AND CAP 999

SE/C  
NW/4 NE/4  
SEC. 12, T11S, R21W  
SET 1/2IN REBAR  
AND CAP 999  
4" CYPRESS N19W 2.0'  
5" ELM S65W 10.5'

S87°53'05"E  
1324.56'

S/4NE/4NE/4  
7-11S-20W

SET 1/2IN REBAR  
AND CAP 999  
10" MAPLE N9W 15.0'  
8" HICKORY S55E 20.0'

S01°19'32"W  
334.99'

SW/4 NW/4  
SEC. 12, T11S, R21W

SE/4 NW/4  
SEC. 12, T11S, R21W

SW/4 NE/4  
SEC. 12, T11S, R21W

SE/4 NE/4  
SEC. 12, T11S, R21W

1339.98'  
S01°19'32"W

SE/C  
SE/4 NE/4  
SEC. 12, T11S, R21W  
RAILROAD RAIL FD.



LEGEND  
MONUMENT FOUND  $\Delta$   
MONUMENT SET  $\square$   
DATE: 1/31/2014  
SCALE: 1 IN. = 400 FT.  
FILENAME: BATES13

I MICHAEL S. MILEY DO HEREBY CERTIFY THAT THE PLAT SHOWN HEREON ACCURATELY REPRESENTS THE PROPERTY AS DETERMINED BY A SURVEY MADE UNDER MY DIRECTION AND SUPERVISION AND ANY VISIBLE ENCROACHMENTS ARE AS SHOWN ON PLAT AND ANY VISIBLE EASEMENTS OR RIGHTS OF WAY ARE AS SHOWN ON PLAT AND NOT TO EXISTENCE OF EASEMENTS OR RIGHTS OF WAY WHICH AN ACCURATE TITLE SEARCH WOULD DISCOVER. THIS SURVEY IS FOR THE EXCLUSIVE USE OF THE CLIENT OR CLIENTS NAMED HEREON AND DOES NOT TRANSFER TO OTHER PARTIES.

500-11S-21W-0-12-104-50-0999

PARTITION SURVEY OF OLLIE HELMS ESTATE  
SEC. 3 T8S R20W  
CLARK COUNTY, ARKANSAS

DATE: 3/5/2014 SCALE: 1 in. = 400 ft

OUACHITA-SALINE SURVEYING INC.  
309 CRITTENDEN STREET  
ARKADELPHIA, ARKANSAS 71923  
PH. 870.246.2054 501.623.6548 870.836.6301





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**Website: www.kingwoodforestry.com**

## ***Terre Rouge - TIMBER VOLUME ESTIMATES***

**Stratum:** Merch\_timber

**Acres:** 37.37

**Plots:** 10

**Cruiser:** JDThomas

**Cruise Date:** 07/22/2016

**Cruise Type:** Point

**Plot Size/BAF:** 20.00

### **Pine**

<i><b>Product</b></i>	<i><b>Stratum Total</b></i>			<i><b>Per Acre</b></i>				<i><b>Average Tree</b></i>	
	<i><b>Trees</b></i>	<i><b>Tons</b></i>	<i><b>Doyle BF</b></i>	<i><b>BA</b></i>	<i><b>Trees</b></i>	<i><b>Tons</b></i>	<i><b>Doyle BF</b></i>	<i><b>DBH</b></i>	<i><b>Height</b></i>
Sawtimber	1,116	661	67,022	27.0	30	17.7	1,793.7	12.9	33.8
Chip-N-Saw	1,102	446	41,403	18.0	30	11.9	1,108.1	10.6	34.5
Pulpwood	10,293	2,665	0	94.0	275	71.3	0.0	7.7	44.6
Topwood	0	167	0	0.0	0	4.5	0.0	0.0	0.0
<b>Class Total</b>	12,512	3,939	108,425	139.0	335	105.4	2,901.7	8.4	42.7

### **Misc Hardwood**

<i><b>Product</b></i>	<i><b>Stratum Total</b></i>			<i><b>Per Acre</b></i>				<i><b>Average Tree</b></i>	
	<i><b>Trees</b></i>	<i><b>Tons</b></i>	<i><b>Doyle BF</b></i>	<i><b>BA</b></i>	<i><b>Trees</b></i>	<i><b>Tons</b></i>	<i><b>Doyle BF</b></i>	<i><b>DBH</b></i>	<i><b>Height</b></i>
Sawtimber	21	21	2,767	1.0	1	0.6	74.1	18.0	24.5
Pulpwood	1,211	116	0	9.0	32	3.1	0.0	7.0	23.4
<b>Class Total</b>	1,232	137	2,767	10.0	33	3.7	74.1	7.2	23.5
<b>StratumTotal</b>	13,744	4,076	111,192	149.0	368	109.1	2,975.8	8.3	41.0

## ADDITIONAL TIMBER VOLUME REPORTS





**Kingwood Forestry Services**  
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**Stratum:** Merch\_timber

**Acres:** 37.37

**Plots:** 10

**Cruiser:** JDThomas

**Cruise Date:** 07/22/2016

**Cruise Type:** Point

**Plot Size/BAF:** 20.00

### **Pine**

<i>Product</i>	<i>Stratum Total</i>			<i>Per Acre</i>				<i>Average Tree</i>	
	<i>Trees</i>	<i>Tons</i>	<i>Doyle BF</i>	<i>BA</i>	<i>Trees</i>	<i>Tons</i>	<i>Doyle BF</i>	<i>DBH</i>	<i>Height</i>
<b>Natural Lob</b>									
Sawtimber	1,116	661	67,022	27.0	30	17.7	1,793.7	12.9	33.8
Chip-N-Saw	1,102	446	41,403	18.0	30	11.9	1,108.1	10.6	34.5
Pulpwood	10,293	2,665	0	94.0	275	71.3	0.0	7.7	44.6
Topwood	0	167	0	0.0	0	4.5	0.0	0.0	0.0
<b>Group Total</b>	12,512	3,939	108,425	139.0	335	105.4	2,901.7	8.4	42.7
<b>Class Total</b>	12,512	3,939	108,425	139.0	335	105.4	2,901.7	8.4	42.7

### **Misc Hardwood**

<i>Product</i>	<i>Stratum Total</i>			<i>Per Acre</i>				<i>Average Tree</i>	
	<i>Trees</i>	<i>Tons</i>	<i>Doyle BF</i>	<i>BA</i>	<i>Trees</i>	<i>Tons</i>	<i>Doyle BF</i>	<i>DBH</i>	<i>Height</i>
<b>Misc. Hardwood</b>									
Pulpwood	1,211	116	0	9.0	32	3.1	0.0	7.0	23.4
<b>Group Total</b>	1,211	116	0	9.0	32	3.1	0.0	7.0	23.4
<b>Red Oak Spp.</b>									
Sawtimber	21	21	2,767	1.0	1	0.6	74.1	18.0	24.5
<b>Group Total</b>	21	21	2,767	1.0	1	0.6	74.1	18.0	24.5
<b>Class Total</b>	1,232	137	2,767	10.0	33	3.7	74.1	7.2	23.5
<b>Stratum Total</b>	13,744	4,076	111,192	149.0	368	109.1	2,975.8	8.3	41.0

## ADDITIONAL TIMBER VOLUME REPORTS





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## *Terre Rouge - TIMBER VOLUME ESTIMATES*

**Stratum:** Merch\_timber  
**Acres:** 37.37  
**Plots:** 10.00  
**Cruiser:** JDThomas

**Cruise Date:** 07/22/2016  
**Cruise Type:** Point  
**Plot Size/BAF:** 20.00

### Pine

Natural Lob		Stratum Total					Per Acre					Average Tree	
Sawtimber	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height	
	12	333	164	14,904	4,822	7.0	9	4.4	398.9	129.1	0.45	32.5	
	13	608	367	37,692	10,731	15.0	16	9.8	1,008.7	287.2	0.53	33.6	
	14	175	130	14,426	3,828	5.0	5	3.5	386.1	102.4	0.59	37.3	
Sawtimber Total	12.9	1,116	661	67,022	19,381	27.0	30	17.7	1,793.7	518.7	0.51	33.8	
Chip-N-Saw	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height	
	10	480	163	14,855	4,722	7.0	13	4.4	397.6	126.4	0.31	31.4	
	11	623	282	26,548	8,213	11.0	17	7.6	710.5	219.8	0.36	36.9	
Chip-N-Saw Total	10.6	1,102	446	41,403	12,935	18.0	30	11.9	1,108.1	346.2	0.34	34.5	
Pulpwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height	
	5	548	61	0	1,612	2.0	15	1.6	0.0	43.1	0.00	37.2	
	6	1,903	254	0	7,097	10.0	51	6.8	0.0	189.9	0.00	38.8	
	7	2,656	516	0	14,539	19.0	71	13.8	0.0	389.1	0.00	42.4	
	8	1,927	491	0	14,113	18.0	52	13.1	0.0	377.7	0.00	46.0	
	9	2,030	716	0	20,564	24.0	54	19.2	0.0	550.3	0.00	49.7	
	10	822	360	0	10,394	12.0	22	9.6	0.0	278.2	0.00	50.4	
	11	170	87	0	2,563	3.0	5	2.3	0.0	68.6	0.00	51.2	
	12	95	58	0	1,669	2.0	3	1.5	0.0	44.7	0.00	47.8	
	13	81	66	0	1,927	2.0	2	1.8	0.0	51.6	0.00	58.2	
	15	61	57	0	1,668	2.0	2	1.5	0.0	44.6	0.00	50.4	
Pulpwood Total	7.7	10,293	2,665	0	76,147	94.0	275	71.3	0.0	2,037.9	0.00	44.6	
Topwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height	

# Terre Rouge - TIMBER VOLUME ESTIMATES

**Stratum:** Merch\_timber

**Acres:** 37.37

**Plots:** 10.00

**Cruiser:** JDThomas

**Cruise Date:** 07/22/2016

**Cruise Type:** Point

**Plot Size/BAF:** 20.00

## Pine

Natural Lob		Stratum Total					Per Acre				Average Tree	
Topwood Total	0.0	0	167	0	5,536	0.0	0	4.5	0.0	148.2	0.00	0.0
Natural Lob Total	8.4	12,512	3,939	108,425	114,000	139.0	335	105.4	2,901.7	3,050.9	0.43	42.7
Pine Total	8.4	12,512	3,939	108,425	114,000	139.0	335	105.4	2,901.7	3,050.9	0.43	42.7

## Misc Hardwood

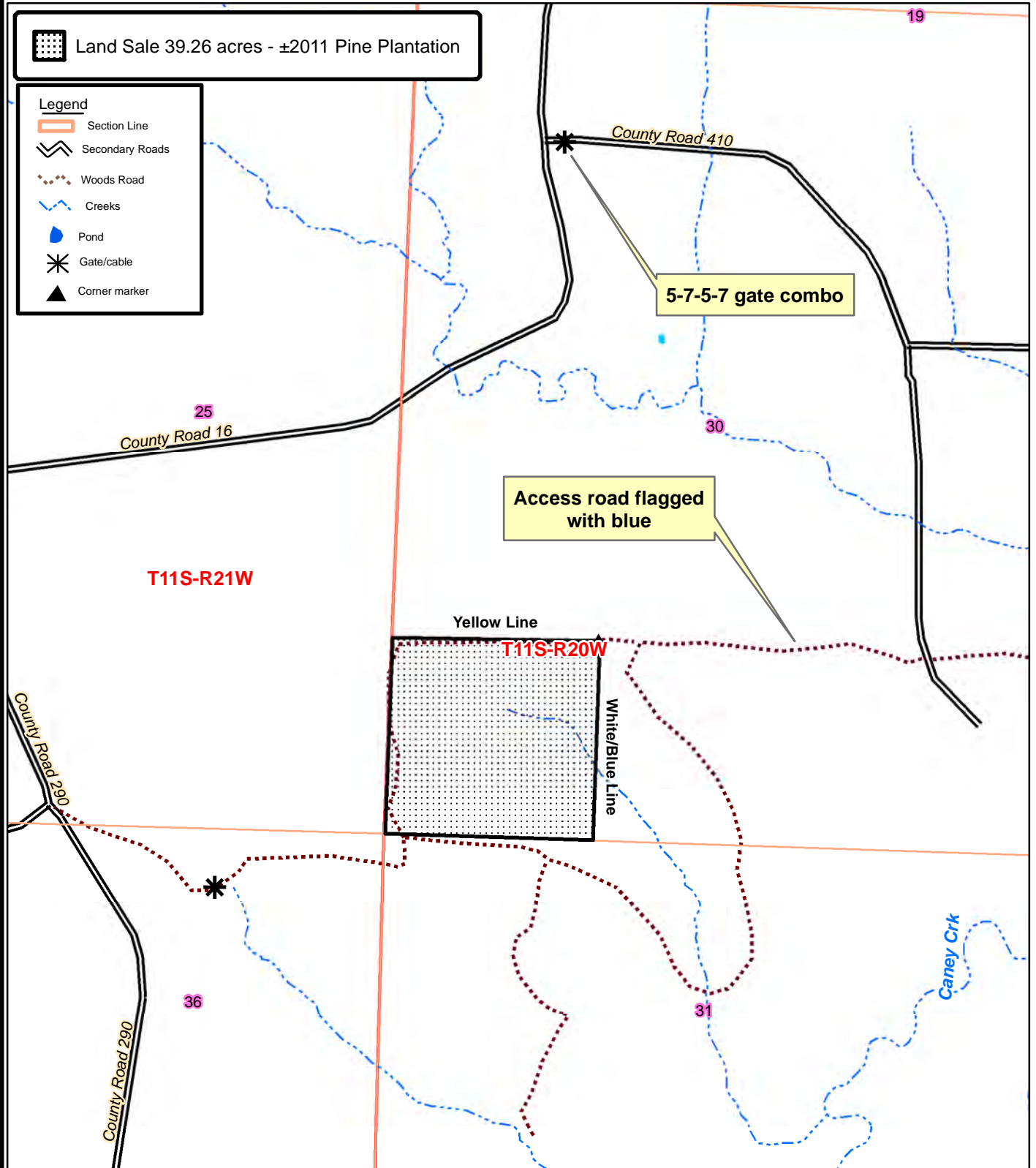
Misc. Hardwood		Stratum Total					Per Acre				Average Tree	
Pulpwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	6	571	58	0	1,738	3.0	15	1.6	0.0	46.5	0.00	25.9
	7	280	31	0	935	2.0	7	0.8	0.0	25.0	0.00	18.9
	8	107	0	0	0	1.0	3	0.0	0.0	0.0	0.00	18.0
	9	254	26	0	782	3.0	7	0.7	0.0	20.9	0.00	25.3
Pulpwood Total	7.0	1,211	116	0	3,455	9.0	32	3.1	0.0	92.5	0.00	23.4
Misc. Hardwood Total	7.0	1,211	116	0	3,455	9.0	32	3.1	0.0	92.5	0.00	23.4

Red Oak Spp.		Stratum Total					Per Acre				Average Tree	
Sawtimber	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	18	21	21	2,767	564	1.0	1	0.6	74.1	15.1	1.09	24.5
Sawtimber Total	18.0	21	21	2,767	564	1.0	1	0.6	74.1	15.1	1.09	24.5
Red Oak Spp. Total	18.0	21	21	2,767	564	1.0	1	0.6	74.1	15.1	1.09	24.5
Misc Hardwood Total	7.2	1,232	137	2,767	4,019	10.0	33	3.7	74.1	107.6	1.09	23.5
Stratum Total	8.3	13,744	4,076	111,192	118,019	149.0	368	109.1	2,975.8	3,158.5	0.43	41.0



## LACKLAND SPRINGS TRACT INFORMATION

**NOTICE OF LAND SALE**  
**"Lackland Springs Tract" - Listing #4540**  
**Frl. SW1/4 of SW1/4, Sec. 30, T11S, R20W, Nevada County, Arkansas**  
**containing 39.26 acres, more or less**



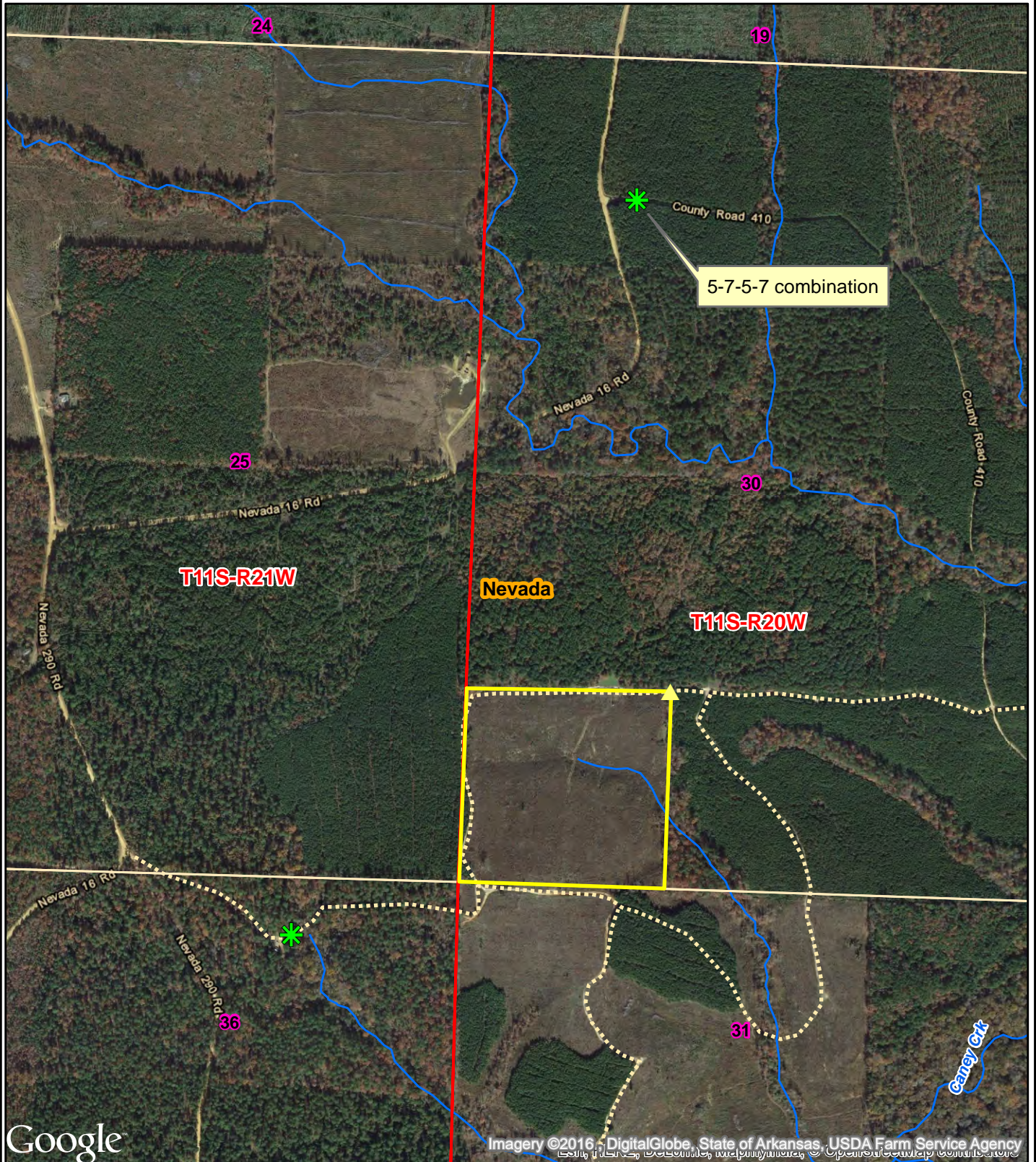
0 0.125 0.25  
Miles



Created: July, 2016  
By: BJC



**NOTICE OF LAND SALE**  
**"Lackland Springs Tract" - Listing #4540**  
**Frl. SW¼ of SW¼, Sec. 30, T11S, R20W, Nevada County, Arkansas**  
**Containing 39.26 acres, more or less**



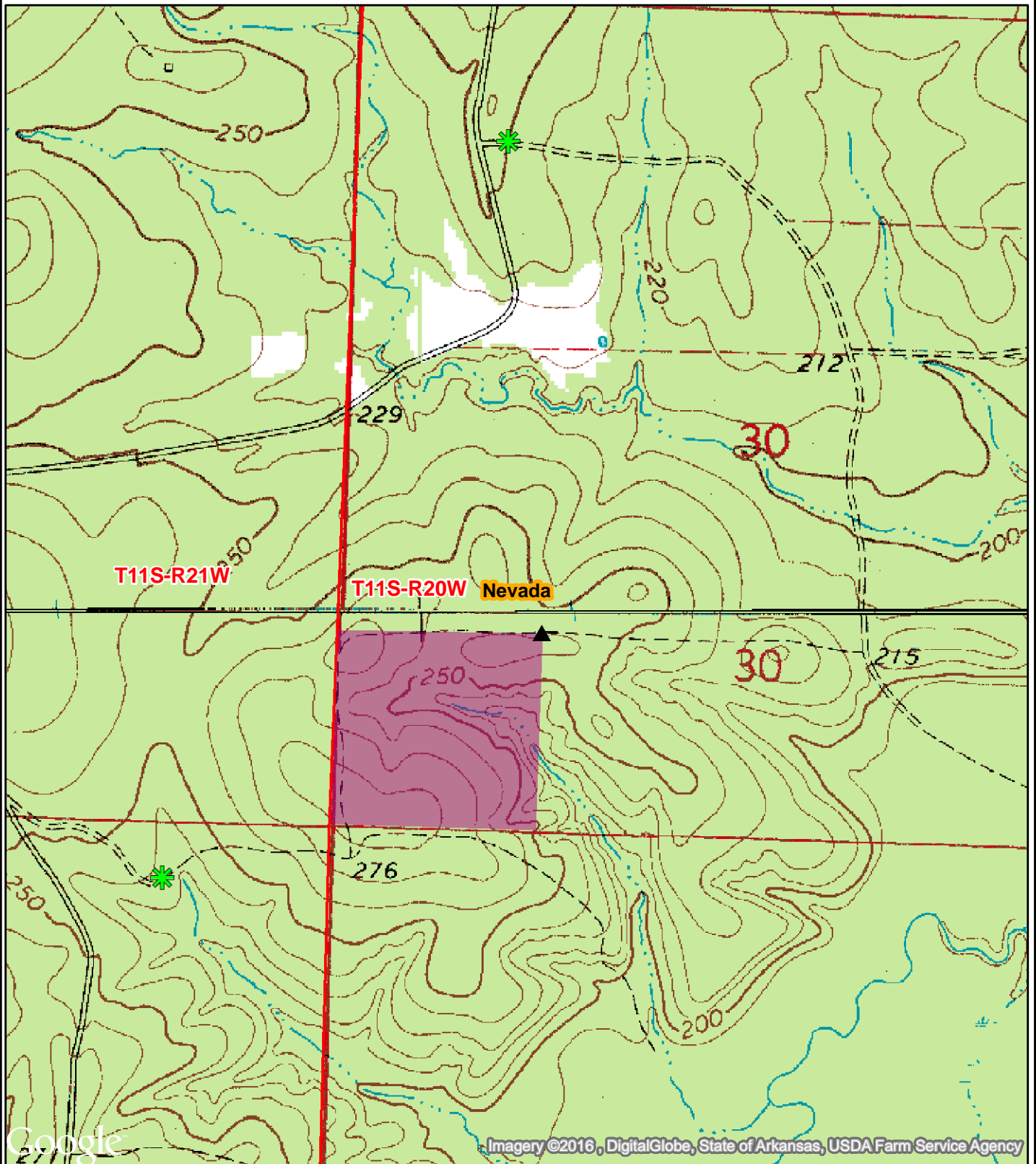
0 0.125 0.25  
Miles



Created: June, 2016  
ESRI Aerial Photography  
Drawn By: JDT



**NOTICE OF LAND SALE**  
**"Lackland Springs Tract" - Listing #4540**  
**Frl. SW¼ of SW¼, Sec. 30, T11S, R20W, Nevada County, Arkansas**  
**Containing 39.26 acres, more or less**



0 0.125 0.25  
Miles



Created: June, 2016  
Drawn By: JDT



## OFFER FORM

### -TERRE ROUGE & LACKLAND SPRINGS TRACTS-

**Bid Date: Friday, August 19, 2016 @ 10:00 a.m.**

**Send Completed Offer Forms to us:**

**Mail:** P.O. Box 65, Arkadelphia, AR 71923

**Fax:** 870-246-3341

**Hand Deliver:** #4 Executive Circle, Arkadelphia, AR 71923

**E-mail:** [arkadelphia@kingwoodforestry.com](mailto:arkadelphia@kingwoodforestry.com)

Reference is made to the Kingwood Forestry Services, Inc. **Notice of Land Sale**. I submit the following as offer for the purchase of the following tract(s) located in Nevada County, Arkansas and further described as (see attached maps and Conditions of Sale):

**Terre Rouge Tract (Listing #4539):** N $\frac{3}{4}$  of NE $\frac{1}{4}$  of NE $\frac{1}{4}$ , NW $\frac{1}{4}$  of NE $\frac{1}{4}$ , NE $\frac{1}{4}$  of NW $\frac{1}{4}$ , Section 12, Township 11 South, Range 21 West, containing 111.1 acres, more or less, Nevada County, Arkansas.

**Lackland Springs Tract (Listing #4540):** Frl. SW $\frac{1}{4}$  of SW $\frac{1}{4}$ , Section 30, Township 11 South, Range 20 West, containing 39.26 acres, more or less, Nevada County, Arkansas,

My offer will remain valid through 10:00 a.m., Monday, August 22, 2016. Successful bidder will be notified at or before that time by telephone, fax, or e-mail. If my offer is accepted, I am ready, willing, able, and obligated to execute a Contract of Sale within seven (7) business days with earnest money in the amount of ten percent (10%) of purchase price. Closing is expected to be held within thirty (30) days of offer acceptance. I have read and understand the Method of Sale and Conditions of Sale sections in this notice.

**Send offer form to:** Kingwood Forestry Services, Inc. (**Before 10:00 a.m., Friday, August 19, 2016**)  
P. O. Box 65, Arkadelphia, AR 71923 or fax to 870-246-3341  
E-mail completed Offer Form to [arkadelphia@kingwoodforestry.com](mailto:arkadelphia@kingwoodforestry.com)

**Terre Rouge Tract (Listing #4539: 111.1 acres, more or less):** \$ \_\_\_\_\_

**Lackland Springs Tract (Listing #4540: 39.26 acres, more or less):** \$ \_\_\_\_\_

**Both Tracts Combined (150.36 total acres, more or less):** \$ \_\_\_\_\_

Date: \_\_\_\_\_ Fax No.: \_\_\_\_\_

Bidder: \_\_\_\_\_ Printed  
Phone No.: \_\_\_\_\_

Bidder: \_\_\_\_\_ Signed  
Company: \_\_\_\_\_ Printed

Address: \_\_\_\_\_  
Street City, State, Zip

E-mail: \_\_\_\_\_

