

Kingwood Forestry Services, Inc. Notice of Land Sales

Five (5) Managed Timberland Tracts Cobb Tracts—Nevada County, Arkansas **Bid Date: Friday, June 26, 2020 @ 10:00 a.m.**

Bids May Be Submitted for Any or All Tracts

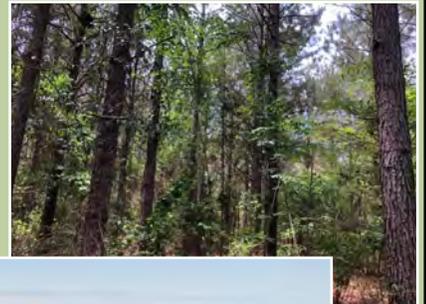
County Road 10 Tract
132.5± Acres Listing #4775

Cobb 40 Tract
40± Acres Listing #4777

Cobb 10 Acres Tract
10± Acres Listing #4776

Highway 278 Pipeline
322.05± Acres Listing #4778

Homeplace Tract
10.87± Acres Listing #4779



Bid Date: Friday, June 26, 2020 @ 10:00 a.m.

P.O. Box 65
No. 4 Executive Circle
Arkadelphia, AR 71923
(870)246-5757
FAX 1-870-246-3341

Email: arkadelphia@kingwoodforestry.com



See Method and
Conditions of Sale
Within this Notice

NOTICE OF LAND SALES
Bid Date: Friday, June 26, 2020 @ 10:00 a.m.
Cobb Tracts—Nevada County, Arkansas

METHOD OF SALE

These tracts will be sold on the basis of lump sum sealed bids. Bids may be submitted for any or all tracts. 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, June 26, 2020.** Buyers submitting offers are welcome to attend the bid opening. Mailed bids should be addressed to Kingwood Forestry Services, Inc., P.O. Box 65, Arkadelphia, AR 71923 with **“Cobb Tracts”** clearly marked in the lower left corner of the envelope to protect the security of the offer. On mailed offers, please call our office prior to bid opening to confirm receipt of offer. Bids may also be delivered by fax to 870-246-3341 or by e-mail to Arkadelphia@kingwoodforestry.com. All faxed / e-mailed bids will be immediately acknowledged; please await confirmation that your faxed / e-mailed bid has been received. No verbal telephone bids will be accepted. Anyone submitting an offer for the purchase of these properties will be provided with a summary of bid results.

CONDITIONS OF SALE

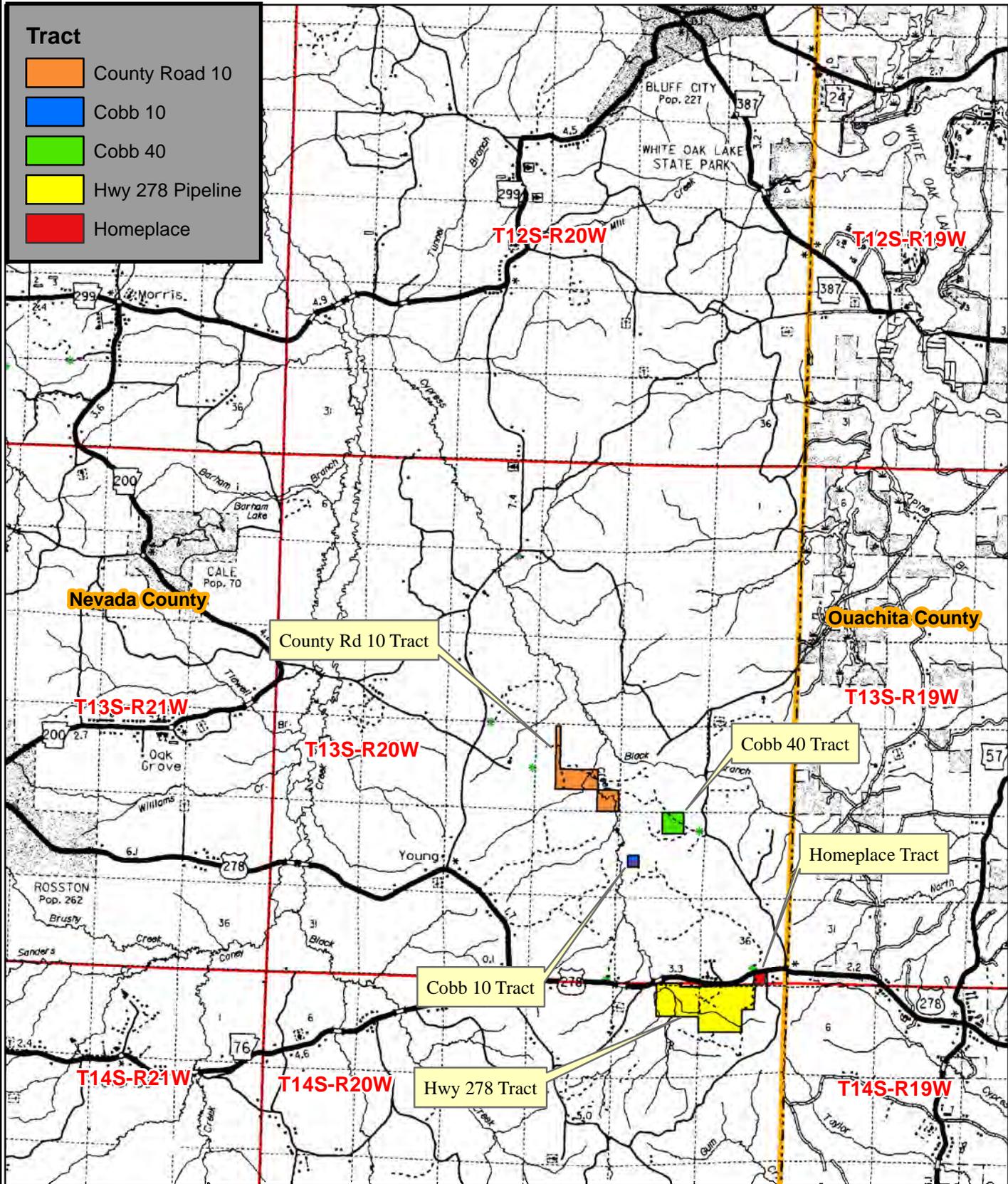
1. The landowners reserve the right to accept or reject any offer or to reject all offers.
2. Offers submitted will remain valid through 10:00 a.m. Wednesday, July 1, 2020. Successful bidder(s) will be notified on or before that time by telephone, fax, or e-mail. Upon acceptance of an offer, a Contract of Sale with earnest money in the amount of five percent (5%) of purchase price will be executed between the successful bidder and landowners 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 forty-five (45) 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 surveys. The attached 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, without warranty, any mineral rights they may own on the property advertised in this Notice.
5. Seller will pay prorated property taxes (to date of closing), deed preparation, and one-half (½) of deed stamps. Buyer will pay recording fees and one-half (½) of deed stamps.
6. Local title company will conduct the closing with buyer and seller each paying one-half (½) of settlement fee.
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 sales agents Jimmy Don Thomas or Brian Clark, or brokers Pete Prutzman or Phil Wright, of Kingwood Forestry Services at 870-246-5757 or by e-mail to Arkadelphia@kingwoodforestry.com

Notice: Any person receiving this land sale marketing material is considered a prospective buyer for the subject property. Should a prospective buyer or its agents choose to inspect the property, they do so at their own risk and assume all liability and shall indemnify Seller and its agents against any and all claims, demands or causes of action, of every kind, nature and description relating to its access to or presence on the property.

NOTICE OF LAND SALES

Nevada County, Arkansas

Tract	
	County Road 10
	Cobb 10
	Cobb 40
	Hwy 278 Pipeline
	Homeplace



Date: 6/2/2020
 Drawn By: JDT

County Road 10 Tract Listing #4775 132.5± Acres

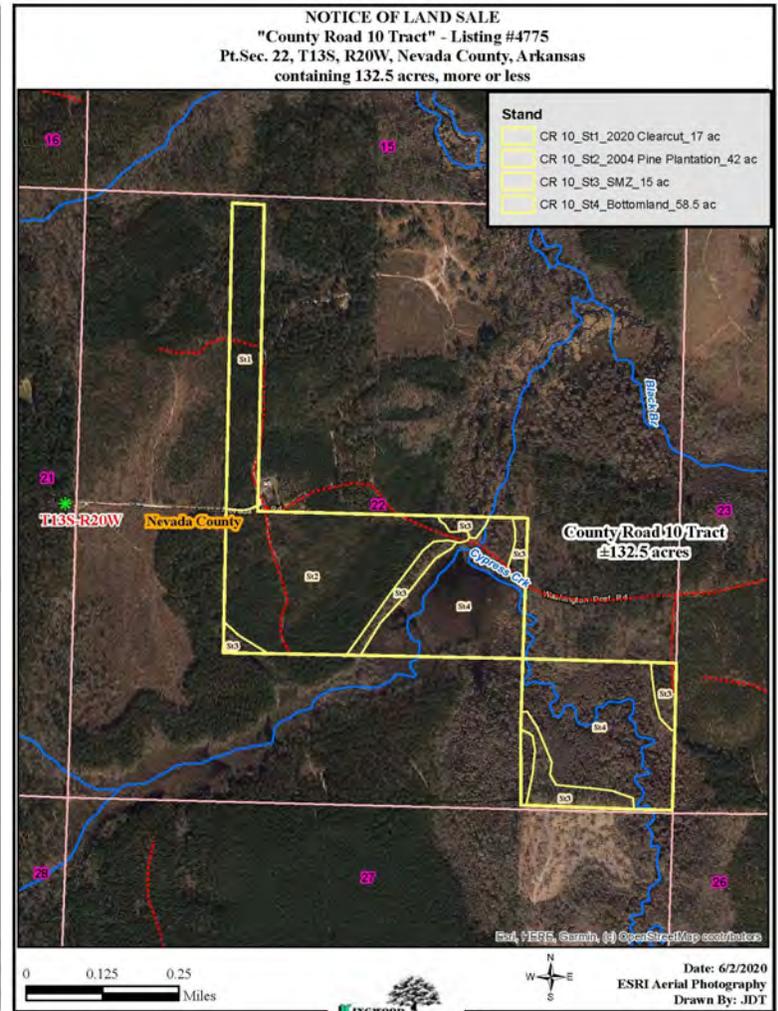
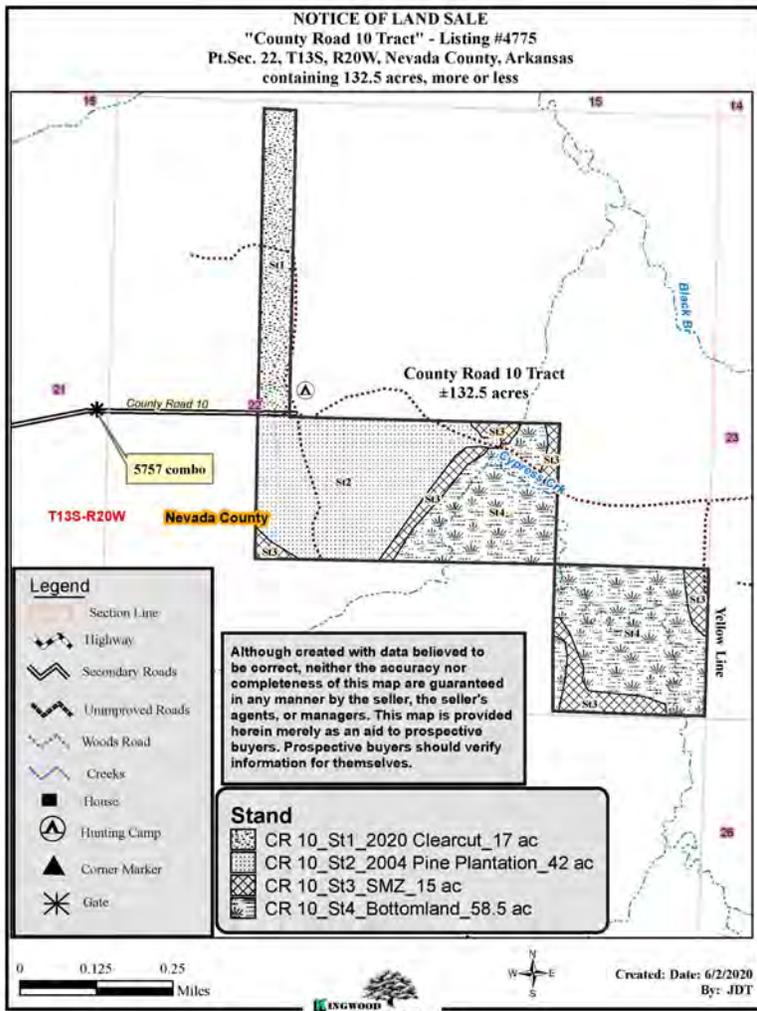
The County Road 10 Tract is located six (6) miles east of Rosston and is described as SE¼ of SE¼, S 15/16 of NE¼ of SW¼, Part of NW¼ of SE¼, W 17/80 of E½ of NW¼, Section 22, Township 13 South, Range 20 West, containing a total of 132.5 acres, more or less, Nevada County, Arkansas.

Access is gated gravel road from county road and internal woods roads. Gate combination is 5757. Timber consists of ±17 acres of 2020 clearcut (Stand 1), ±42 acres of merchantable 2004 pine plantation (Stand 2), ±15 acres of native timber within SMZ (Stand 3), and ±58.5 acres of bottomland around Cypress Creek (Stand 4). Terrain is flat to gently rolling. Site index for loblolly pine averages ninety-one (91) feet (base age 50) on silt loam and fine sandy loam soils.

Based on Kingwood's May, 2020 inventory of ±42 acres of 2004 plantation, estimated tree counts and timber volumes are as follows:

Pine Sawtimber:	564 Trees	15,752 Board Feet	197 Tons
Pine Chip n' Saw:	647 Trees	16,057 Board Feet	185 Tons
Pine Pulpwood:	20,458 Trees	—	2,585 Tons

Due to variations in cruising methods, utilization standards, and scaling practices, tree counts and timber volume estimates cannot be guaranteed. Volume reports in Tons and Board Feet with tree counts by species, diameter, and height are available on our website: <http://www.kingwoodforestry.com/real-estate.html>



Bids May Be Submitted for Any or All Tracts

BID DATE: Friday, June 26, 2020 @ 10:00 a.m.

www.kingwoodforestry.com

Cobb 40 Tract

Listing #4777

40± Acres

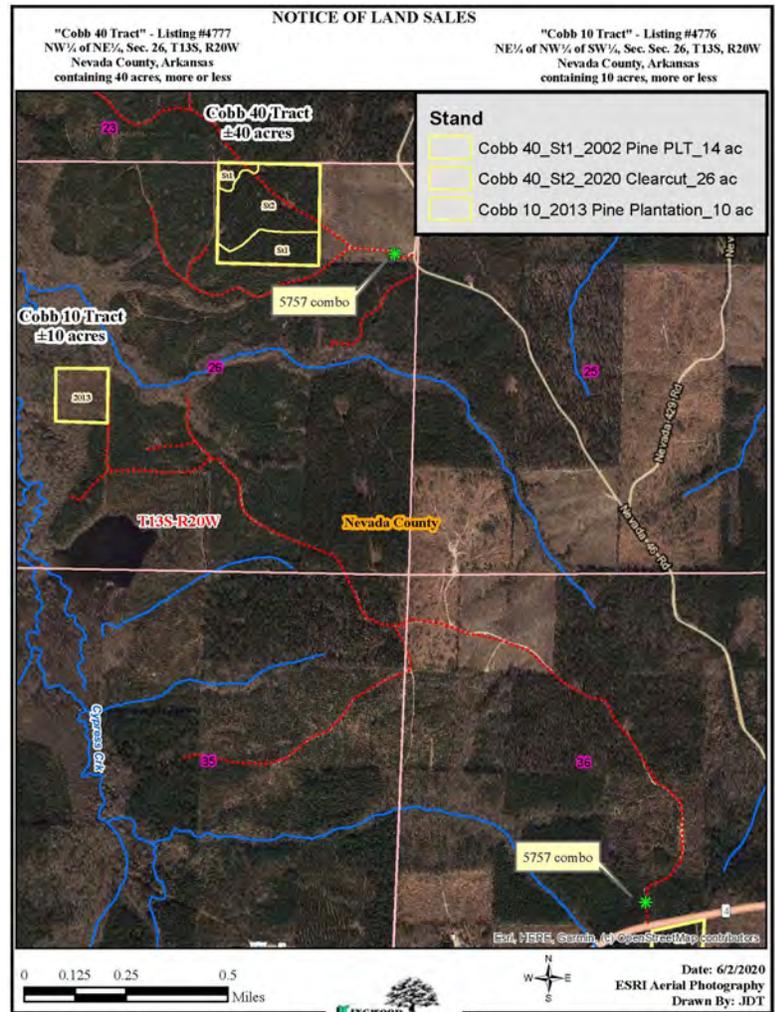
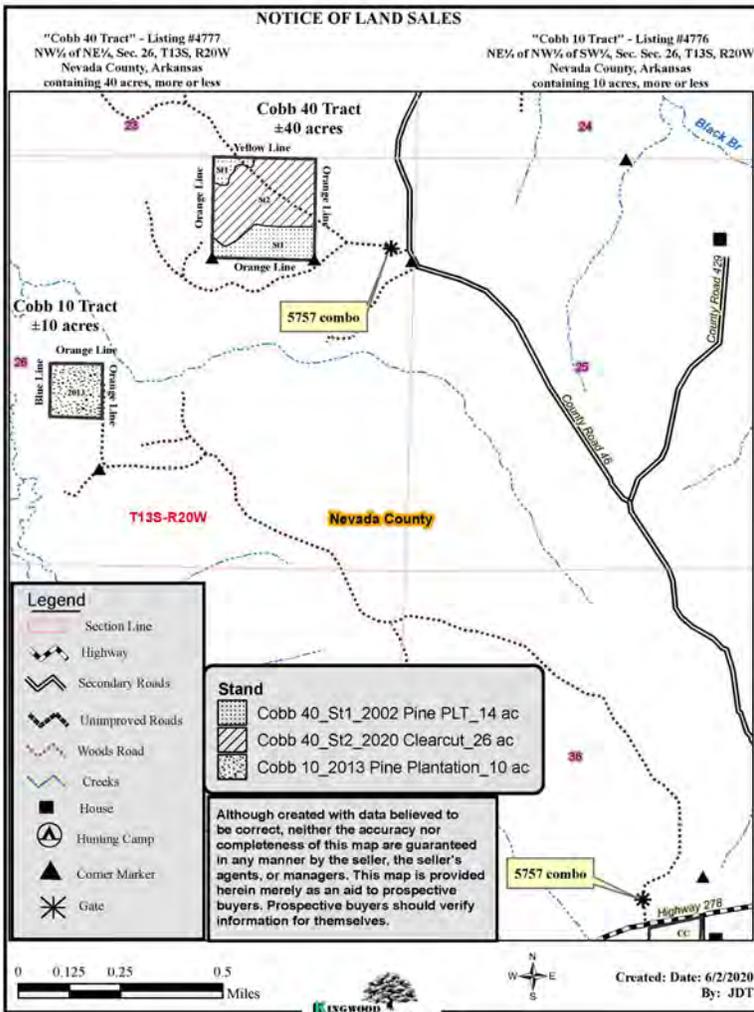
The Cobb 40 Tract is located seven (7) miles east of Rosston and is described as NW¼ of NE¼, Section 26, Township 13 South, Range 20 West, containing 40 acres, more or less, Nevada County, Arkansas.

Access is via gated woods road off County Road 46. Gate opens with 5757 combination. Timber consists of ±14 acres of merchantable 2002 pine plantation and ±26 acres of 2020 clearcut ready for reforestation. Terrain is gently rolling. Site index for loblolly pine averages eighty-eight (88) feet (base age 50) on fine sandy loam soils.

Based on Kingwood's May, 2020 inventory of ±14 timbered acres, estimated tree counts and timber volumes are as follows:

Pine Sawtimber:	582 Trees	23,857 Board Feet	254 Tons
Pine Chip n' Saw:	443 Trees	10,584 Board Feet	124 Tons
Pine Pulpwood:	3,530 Trees	—	615 Tons

Due to variations in cruising methods, utilization standards, and scaling practices, tree counts and timber volume estimates cannot be guaranteed. Volume reports in Tons and Board Feet with tree counts by species, diameter, and height are available on our website: <http://www.kingwoodforestry.com/real-estate.html>



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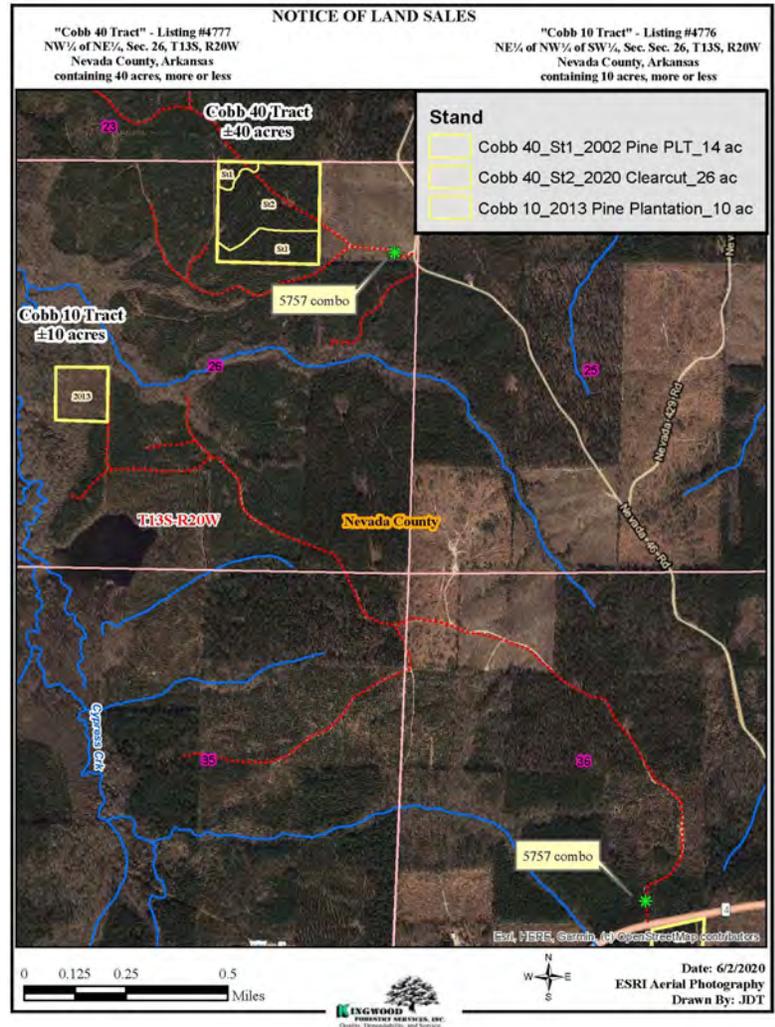
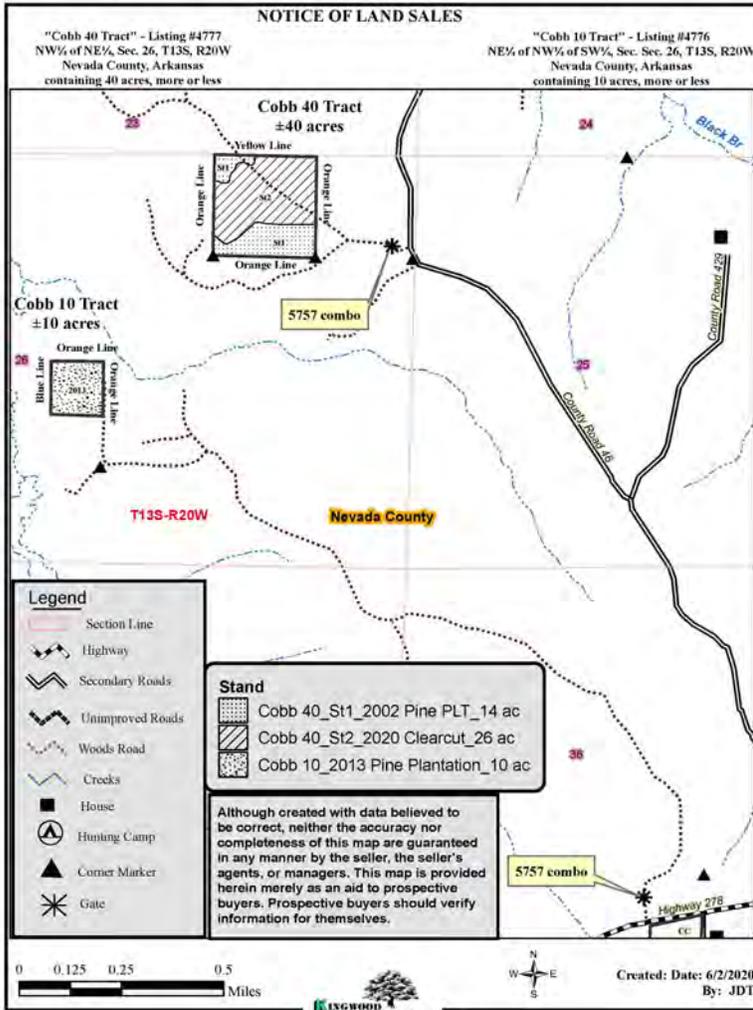
Cobb 10 Acres

Listing #4776

10± Acres

The Cobb 10 Acres Tract is described as NE¼ of NW¼ of SW¼, Section 26, Township 13 South, Range 20 West, containing 10 acres, more or less, Nevada County, Arkansas.

Access is via gated woods road off Highway 278. Gate combination is 5757. Timber consists of pine plantation established in 2013. Site index for loblolly pine averages ninety-two (92) feet (base age 50) on fine sandy loam soils.



Bids May Be Submitted for Any or All Tracts

BID DATE: Friday, June 26, 2020 @ 10:00 a.m.

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Highway 278 Pipeline Listing #4778 322.05± Acres

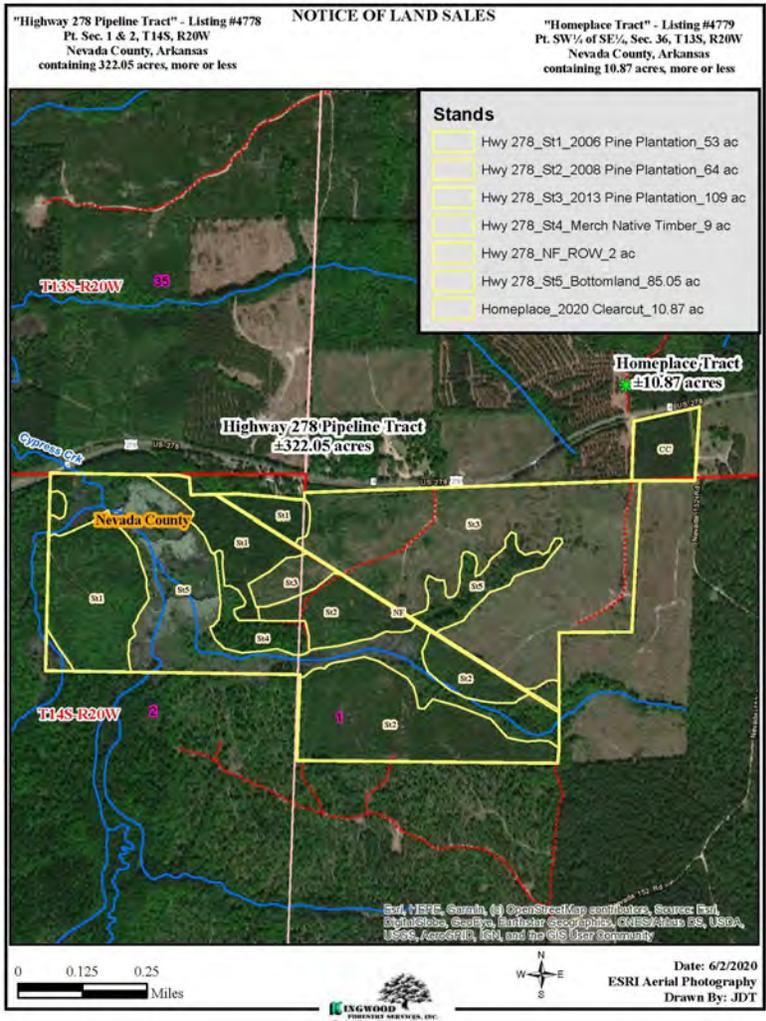
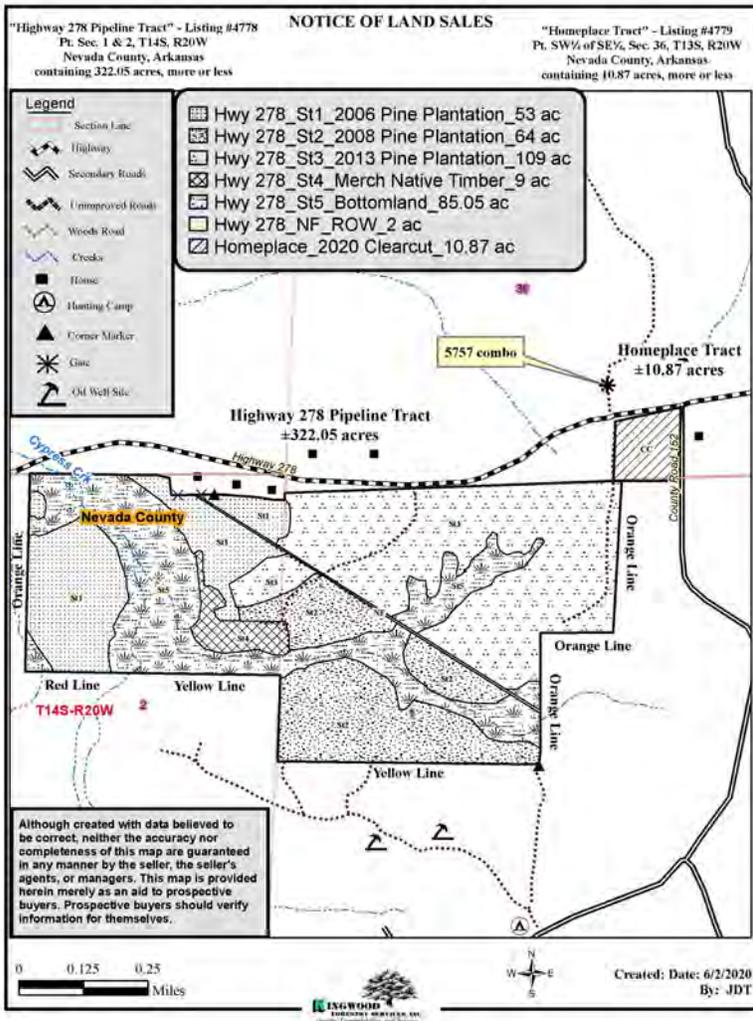
The Highway 278 Pipeline Tract is located eight (8) miles east of Rosston and is described as Part of frl. NW¼ of NE¼, frl. NE¼ of NW¼, frl. NW¼ of NW¼, frl. S½ of NW¼, Section 1; frl. N½ of NE¼, Section 2; all located in Township 14 South, Range 20 West, containing a total of 332.05 acres, more or less, Nevada County, Arkansas.

Access is limited frontage on Highway 278, plus internal woods roads and pipeline. Timber consists of ±53 acres of merchantable 2006 pine plantation (Stand 1), ±64 acres of pre-merchantable 2008 pine plantation (Stand 2), ±109 acres of pre-merchantable 2013 pine plantation (Stand 3), ±9 acres of native mature pine/hardwood (Stand 4), and ±85 acres of SMZ/bottomland area around creeks (Stand 5). Terrain is gently rolling to flat. Site index for loblolly pine averages ninety (90) feet (base age 50) on fine sandy loam soils.

Based on Kingwood's May, 2020 inventory of ±62 acres (Stands 1 and 4), estimated tree counts and timber volumes are as follows:

Pine Sawtimber:	400 Trees	35,664 Board Feet	293 Tons
Pine Chip n' Saw:	1,505 Trees	34,846 Board Feet	395 Tons
Pine Pulpwood:	21,379 Trees	—	3,984 Tons
Misc. Hardwood Sawtimber:	63 Trees	5,068 Board Feet	48 Tons
Hardwood Pulpwood:	603 Trees	—	214 Tons

Due to variations in cruising methods, utilization standards, and scaling practices, tree counts and timber volume estimates cannot be guaranteed. Volume reports in Tons and Board Feet with tree counts by species, diameter, and height are available on our website: <http://www.kingwoodforestry.com/real-estate.html>



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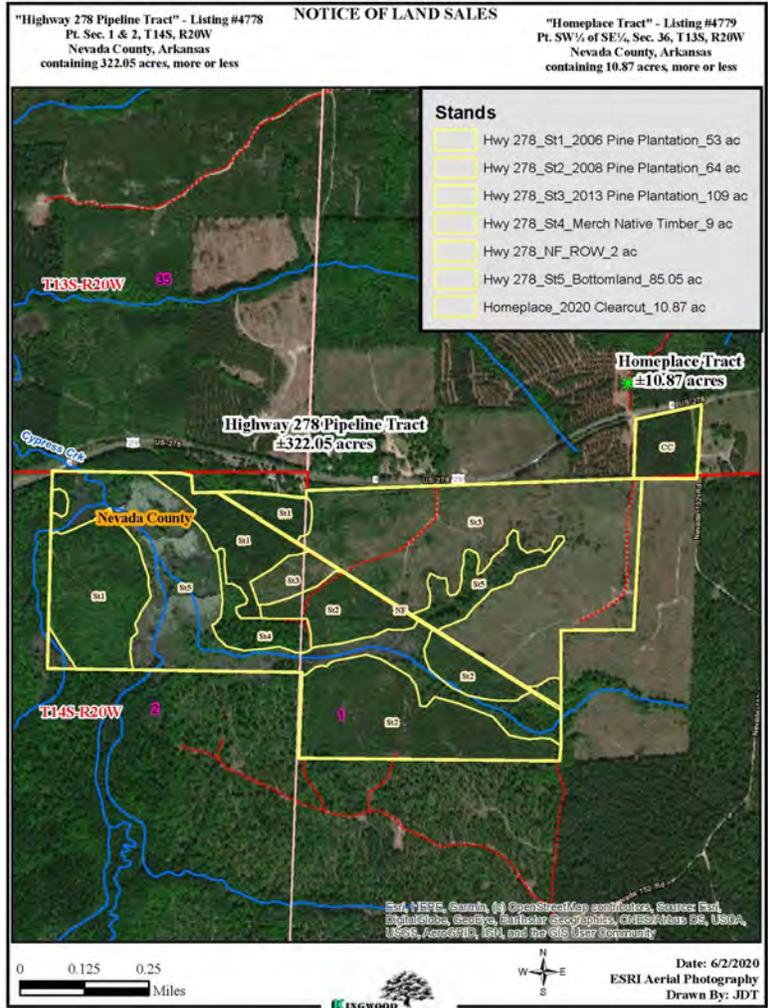
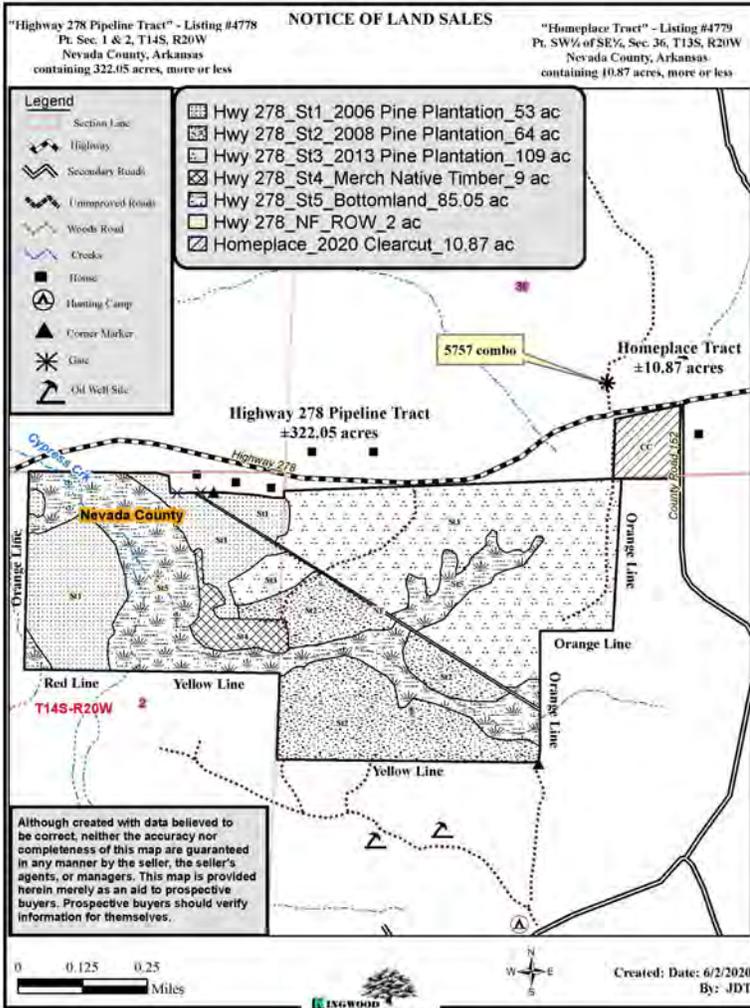
Homeplace Tract

Listing #4779

10.87± Acres

The Homeplace Tract is located eight (8) miles east of Rosston, and is described as Pt. of E½ of SW¼ of SE¼, Section 36, Township 13 South, Range 20 West, containing 10.87 acres, more or less, Nevada County, Arkansas.

Access is frontage on Arkansas Highway 278 and Nevada County Road 152; electricity is available. Merchantable timber was cleanly harvested in 2020 and site is ready for reforestation. Terrain is gently rolling. Site index for loblolly pine averages eighty-eight (88) feet (base age 50) on fine sandy loam soils. An historic concrete "dipping vat" for livestock is located on tract.



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ADDITIONAL TIMBER VOLUME REPORT



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Website: www.kingwoodforestry.com

Timber Volume Estimates

Stratum: CR 10 St2 2004 Pt

Acres: 42.00

Plots: 11

Cruiser: JDT

Cruise Date: 05/20/2020

Cruise Type: Point

Plot Size/BAF: 15.00

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>
Sawtimber	564	197	15,752	10.9	13	4.7	375.1	12.2	20.6
Chip-N-Saw	647	185	16,057	8.6	15	4.4	382.3	10.1	25.6
Pulpwood	20,458	2,585	0	112.7	487	61.5	0.0	6.4	28.9
Topwood	0	125	0	0.0	0	3.0	0.0	0.0	0.0
<i>Class Total</i>	21,669	3,092	31,809	132.3	516	73.6	757.4	6.6	28.6
<i>Stratum Total</i>	21,669	3,092	31,809	132.3	516	73.6	757.4	6.6	28.6



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Timber Volume Estimates

Stratum: Hwy 278 St1 2006 Plt

Cruise Date: 05/27/2020

Acres: 53

Cruise Type: Point

Plots: 6

Plot Size/BAF: 15.00

Cruiser: JDT

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>
Sawtimber	265	98	7,707	4.2	5	1.8	145.4	12.4	21.6
Chip-N-Saw	1,496	390	34,378	15.8	28	7.4	648.6	10.1	23.6
Pulpwood	21,361	3,979	0	136.7	403	75.1	0.0	7.8	32.9
Topwood	0	122	0	0.0	0	2.3	0.0	0.0	0.0
<i>Class Total</i>	23,122	4,589	42,085	156.7	436	86.6	794.1	8.0	32.2
<i>Stratum Total</i>	23,122	4,589	42,085	156.7	436	86.6	794.1	8.0	32.2

Timber Volume Estimates

Stratum: Hwy 278_St4_Native

Cruise Date: 05/27/2020

Acres: 9

Cruise Type: Plot

Plots: 10

Plot Size/BAF: 0.10

Cruiser: JDT

Pine

Product	Stratum Total			Per Acre			Average Tree		
	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Sawtimber	135	195	27,957	21.9	15	21.7	3,106.3	16.1	47.4
Chip-N-Saw	9	5	468	0.7	1	0.6	52.0	11.0	40.5
Pulpwood	18	5	0	0.6	2	0.6	0.0	7.5	43.8
Topwood	0	34	0	0.0	0	3.8	0.0	0.0	0.0
Class Total	162	240	28,425	23.2	18	26.6	3,158.4	14.8	46.6

Hardwood

Product	Stratum Total			Per Acre			Average Tree		
	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Sawtimber	63	48	5,068	9.9	7	5.3	563.1	16.0	21.1
Pulpwood	603	214	0	33.7	67	23.8	0.0	9.3	30.0
Class Total	666	261	5,068	43.5	74	29.0	563.1	9.9	29.2
StratumTotal	828	501	33,493	66.7	92	55.7	3,721.5	10.9	32.6



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Timber Volume Estimates

Stratum: Cobb 40 St1 2002 PLT

Cruise Date: 05/27/2020

Acres: 14

Cruise Type: Point

Plots: 11

Plot Size/BAF: 15.00

Cruiser: JDT

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>
Sawtimber	582	254	23,857	39.5	42	18.1	1,704.1	13.1	22.5
Chip-N-Saw	443	124	10,584	17.7	32	8.8	756.0	10.1	24.5
Pulpwood	3,530	615	0	76.4	252	43.9	0.0	7.2	32.1
Topwood	0	133	0	0.0	0	9.5	0.0	0.0	0.0
<i>Class Total</i>	4,555	1,125	34,442	133.6	325	80.4	2,460.1	8.2	30.1
<i>Stratum Total</i>	4,555	1,125	34,442	133.6	325	80.4	2,460.1	8.2	30.1

ADDITIONAL TIMBER VOLUME REPORT



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Timber Volume Estimates

Stratum: CR 10 St2 2004 Pt
Acres: 42.00
Plots: 11.00
Cruiser: JDT

Cruise Date: 05/20/2020
Cruise Type: Point
Plot Size/BAF: 15.00

Pine

Planted Lob		Stratum Total						Per Acre				Average Tree	
	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height	
Sawtimber													
	12	510	176	13,613	5,268	9.5	12	4.2	324.1	125.4	0.49	21.1	
	14	54	21	2,140	640	1.4	1	0.5	50.9	15.2	0.72	16.5	
Sawtimber Total	12.2	564	197	15,752	5,908	10.9	13	4.7	375.1	140.7	0.51	20.6	
Chip-N-Saw													
	10	560	152	13,208	4,464	7.3	13	3.6	314.5	106.3	0.33	24.5	
	11	87	34	2,850	1,007	1.4	2	0.8	67.8	24.0	0.36	32.5	
Chip-N-Saw Total	10.1	647	185	16,057	5,471	8.6	15	4.4	382.3	130.3	0.33	25.6	
Pulpwood													
	5	7,841	482	0	13,105	25.5	187	11.5	0.0	312.0	0.00	22.3	
	6	4,764	483	0	13,502	22.3	113	11.5	0.0	321.5	0.00	27.9	
	7	3,572	531	0	15,182	22.7	85	12.7	0.0	361.5	0.00	32.7	
	8	2,297	487	0	14,159	19.1	55	11.6	0.0	337.1	0.00	37.4	
	9	1,340	369	0	10,909	14.1	32	8.8	0.0	259.7	0.00	40.8	
	10	385	131	0	3,917	5.0	9	3.1	0.0	93.3	0.00	42.3	
	11	260	102	0	3,095	4.1	6	2.4	0.0	73.7	0.00	40.8	
Pulpwood Total	6.4	20,458	2,585	0	73,869	112.7	487	61.5	0.0	1,758.8	0.00	28.9	
Topwood													
Topwood Total	0.0	0	125	0	4,330	0.0	0	3.0	0.0	103.1	0.00	0.0	
Planted Lob Total	6.6	21,669	3,092	31,809	89,578	132.3	516	73.6	757.4	2,132.8	0.40	28.6	

Timber Volume Estimates

Stratum: CR 10 St2 2004 Plt

Acres: 42.00

Plots: 11.00

Cruiser: JDT

Cruise Date: 05/20/2020

Cruise Type: Point

Plot Size/BAF: 15.00

Pine Total	6.6	21,669	3,092	31,809	89,578	132.3	516	73.6	757.4	2,132.8	0.40	28.6
Stratum Total	6.6	21,669	3,092	31,809	89,578	132.3	516	73.6	757.4	2,132.8	0.40	28.6



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Timber Volume Estimates

Stratum: Hwy 278 St1 2006 Pt

Acres: 53

Plots: 6.00

Cruiser: JDT

Cruise Date: 05/27/2020

Cruise Type: Point

Plot Size/BAF: 15.00

Pine

Planted Lob		Stratum Total					Per Acre			Average Tree		
	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
Sawtimber												
	12	169	66	5,038	1,978	2.5	3	1.2	95.0	37.3	0.48	24.5
	13	96	32	2,670	957	1.7	2	0.6	50.4	18.1	0.61	16.5
Sawtimber Total	12.4	265	98	7,707	2,935	4.2	5	1.8	145.4	55.4	0.51	21.6
Chip-N-Saw												
	10	1,296	327	29,800	9,643	13.3	24	6.2	562.3	181.9	0.32	23.5
	11	201	63	4,578	1,892	2.5	4	1.2	86.4	35.7	0.38	24.5
Chip-N-Saw Total	10.1	1,496	390	34,378	11,534	15.8	28	7.4	648.6	217.6	0.33	23.6
Pulpwood												
	5	972	38	0	1,020	2.5	18	0.7	0.0	19.2	0.00	13.6
	6	3,374	316	0	8,840	12.5	64	6.0	0.0	166.8	0.00	25.7
	7	3,801	562	0	16,060	19.2	72	10.6	0.0	303.0	0.00	33.0
	8	6,326	1,217	0	35,403	41.7	119	23.0	0.0	668.0	0.00	34.0
	9	5,898	1,494	0	44,202	49.2	111	28.2	0.0	834.0	0.00	38.0
	10	486	151	0	4,537	5.0	9	2.9	0.0	85.6	0.00	38.6
	11	335	129	0	3,914	4.2	6	2.4	0.0	73.8	0.00	39.9
	12	169	72	0	2,224	2.5	3	1.4	0.0	42.0	0.00	39.9
Pulpwood Total	7.8	21,361	3,979	0	116,199	136.7	403	75.1	0.0	2,192.4	0.00	32.9
Topwood												
Topwood Total	0.0	0	122	0	4,225	0.0	0	2.3	0.0	79.7	0.00	0.0
Planted Lob Total	8.0	23,122	4,589	42,085	134,894	156.7	436	86.6	794.1	2,545.2	0.35	32.2

Timber Volume Estimates

Stratum: Hwy 278_St1_2006 Plt

Acres: 53

Plots: 6.00

Cruiser: JDT

Cruise Date: 05/27/2020

Cruise Type: Point

Plot Size/BAF: 15.00

Pine

Pine Total	8.0	23,122	4,589	42,085	134,894	156.7	436	86.6	794.1	2,545.2	0.35	32.2
Stratum Total	8.0	23,122	4,589	42,085	134,894	156.7	436	86.6	794.1	2,545.2	0.35	32.2

Timber Volume Estimates

Stratum: Hwy 278 St4 Native

Acres: 9

Plots: 10.00

Cruiser: JDT

Cruise Date: 05/27/2020

Cruise Type: Plot

Plot Size/BAF: 0.10

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	18	11	1,082	319	1.6	2	1.2	120.2	35.4	0.55	32.5	
	13	9	5	621	148	0.9	1	0.5	69.0	16.4	0.67	24.5	
	14	9	7	880	216	1.1	1	0.8	97.8	24.0	0.74	32.5	
	15	9	11	1,312	329	1.2	1	1.2	145.8	36.6	0.75	48.5	
	16	18	26	3,492	802	2.8	2	2.9	388.0	89.1	0.85	52.5	
	17	9	15	2,234	480	1.6	1	1.7	248.2	53.3	0.94	56.5	
	18	9	19	2,789	589	1.8	1	2.1	309.9	65.4	1.01	64.5	
	20	9	22	3,491	701	2.2	1	2.5	387.9	77.9	1.21	64.5	
	21	9	16	2,993	500	2.4	1	1.8	332.5	55.6	1.71	32.5	
	22	9	24	4,469	753	2.6	1	2.7	496.6	83.6	1.72	48.5	
Sawtimber Total	16.3	108	156	23,363	4,837	18.2	12	17.3	2,595.9	537.4	0.99	45.2	
Chip-N-Saw	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height	
	11	9	5	468	155	0.7	1	0.6	52.0	17.2	0.43	40.5	
Chip-N-Saw Total	11.0	9	5	468	155	0.7	1	0.6	52.0	17.2	0.43	40.5	
Pulpwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height	
	7	9	2	0	62	0.3	1	0.2	0.0	6.9	0.00	42.5	
	8	9	3	0	81	0.3	1	0.3	0.0	9.0	0.00	45.1	
Pulpwood Total	7.5	18	5	0	143	0.6	2	0.6	0.0	15.9	0.00	43.8	
Topwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height	
Topwood Total	0.0	0	32	0	1,035	0.0	0	3.6	0.0	114.9	0.00	0.0	
Natural Lob Total	14.8	135	198	23,831	6,169	19.4	15	22.0	2,647.9	685.5	0.95	44.7	

Shortleaf Pine		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	9	6	553	178	0.8	1	0.7	61.5	19.8	0.49	40.5	

Timber Volume Estimates

Stratum: **Hwy 278 St4 Native**

Acres: 9

Plots: 10.00

Cruiser: JDT

Cruise Date: 05/27/2020

Cruise Type: Plot

Plot Size/BAF: 0.10

Pine

Shortleaf Pine		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	
	15	9	13	1,384	358	1.2	1	1.4	153.8	39.7	0.70	56.5	
	18	9	21	2,657	592	1.8	1	2.3	295.2	65.8	0.91	72.5	
Sawtimber Total	15.0	27	39	4,594	1,128	3.8	3	4.4	510.5	125.3	0.74	56.5	
Topwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height	
Topwood Total	0.0	0	2	0	67	0.0	0	0.2	0.0	7.5	0.00	0.0	
Shortleaf Pine Total	15.0	27	42	4,594	1,195	3.8	3	4.6	510.5	132.8	0.74	56.5	
Pine Total	14.8	162	240	28,425	7,365	23.2	18	26.6	3,158.4	818.3	0.90	46.6	

Hardwood

Misc. Hardwood		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	
	16	9	6	615	155	1.4	1	0.6	68.4	17.2	1.04	16.5	
Sawtimber Total	16.0	9	6	615	155	1.4	1	0.6	68.4	17.2	1.04	16.5	
Pulpwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height	
	5	9	1	0	17	0.1	1	0.1	0.0	1.9	0.00	18.9	
	6	9	1	0	29	0.2	1	0.1	0.0	3.2	0.00	24.1	
	7	90	13	0	401	2.7	10	1.5	0.0	44.6	0.00	25.4	
	8	27	5	0	140	1.0	3	0.5	0.0	15.6	0.00	21.5	
	9	27	8	0	233	1.3	3	0.9	0.0	25.9	0.00	32.0	
	10	27	9	0	261	1.6	3	1.0	0.0	29.0	0.00	27.6	
	11	18	7	0	206	1.3	2	0.8	0.0	22.9	0.00	26.8	
	12	27	12	0	367	2.4	3	1.4	0.0	40.8	0.00	26.8	

Timber Volume Estimates

Stratum: Hwy 278_St4_Native

Acres: 9

Plots: 10.00

Cruiser: JDT

Cruise Date: 05/27/2020

Cruise Type: Plot

Plot Size/BAF: 0.10

Hardwood

Misc. Hardwood		Stratum Total						Per Acre			Average Tree	
Pulpwood Total	8.5	234	55	0	1,654	10.7	26	6.2	0.0	183.8	0.00	25.9
Misc. Hardwood Total	8.7	243	61	615	1,809	12.1	27	6.8	68.4	201.0	1.04	25.6

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
	14	9	6	545	157	1.1	1	0.7	60.6	17.4	0.71	24.5
	15	18	12	1,187	316	2.5	2	1.3	131.8	35.1	0.86	20.5
	16	9	9	981	251	1.4	1	1.0	108.9	27.9	0.86	32.5
	17	9	7	735	175	1.6	1	0.7	81.6	19.4	1.18	16.5
	19	9	8	1,005	219	2.0	1	0.9	111.7	24.3	1.47	16.5
Sawtimber Total	16.0	54	42	4,453	1,118	8.5	6	4.7	494.7	124.2	0.95	21.8

Pulpwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	7	9	1	0	39	0.3	1	0.2	0.0	4.3	0.00	24.1
	8	27	7	0	178	1.0	3	0.7	0.0	19.8	0.00	30.3
	9	45	14	0	372	2.2	5	1.6	0.0	41.3	0.00	29.9
	10	36	17	0	445	2.2	4	1.9	0.0	49.4	0.00	39.9
	11	27	14	0	364	2.0	3	1.5	0.0	40.4	0.00	33.8
	12	36	23	0	617	3.1	4	2.6	0.0	68.6	0.00	37.3
	13	18	13	0	345	1.8	2	1.4	0.0	38.3	0.00	34.6
	14	9	8	0	200	1.1	1	0.8	0.0	22.3	0.00	34.6
	15	9	11	0	287	1.2	1	1.2	0.0	31.9	0.00	47.8
Pulpwood Total	10.5	216	107	0	2,847	15.0	24	11.9	0.0	316.3	0.00	34.4

Red Oak Spp. Total	11.6	270	149	4,453	3,964	23.4	30	16.5	494.7	440.5	0.95	31.9
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Sweetgum		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
	5	9	1	0	21	0.1	1	0.1	0.0	2.4	0.00	26.8

Timber Volume Estimates

Stratum: Hwy 278_St4_Native

Acres: 9

Plots: 10.00

Cruiser: JDT

Cruise Date: 05/27/2020

Cruise Type: Plot

Plot Size/BAF: 0.10

Hardwood

Sweetgum		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	45	5	0	149	1.0	5	0.6	0.0	16.6	0.00	25.7	
	7	27	4	0	122	0.8	3	0.5	0.0	13.6	0.00	25.9	
	8	9	2	0	55	0.3	1	0.2	0.0	6.1	0.00	26.8	
	9	9	3	0	74	0.4	1	0.3	0.0	8.2	0.00	29.4	
	10	9	4	0	121	0.5	1	0.5	0.0	13.4	0.00	45.1	
	11	9	5	0	147	0.7	1	0.6	0.0	16.3	0.00	45.1	
Pulpwood Total	7.2	117	23	0	689	3.9	13	2.6	0.0	76.5	0.00	29.2	
Sweetgum Total	7.2	117	23	0	689	3.9	13	2.6	0.0	76.5	0.00	29.2	
White Oak Spp.		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	
	11	9	3	0	91	0.7	1	0.4	0.0	10.1	0.00	22.5	
	13	18	14	0	367	1.8	2	1.5	0.0	40.8	0.00	38.0	
	17	9	11	0	289	1.6	1	1.2	0.0	32.1	0.00	33.5	
Pulpwood Total	13.5	36	28	0	747	4.1	4	3.1	0.0	83.0	0.00	33.0	
White Oak Spp. Total	13.5	36	28	0	747	4.1	4	3.1	0.0	83.0	0.00	33.0	
Hardwood Total	9.9	666	261	5,068	7,209	43.5	74	29.0	563.1	801.0	0.96	29.2	
Stratum Total	10.9	828	501	33,493	14,574	66.7	92	55.7	3,721.5	1,619.3	0.91	32.6	



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Timber Volume Estimates

Stratum: Cobb 40 St1 2002 PLT

Acres: 14

Plots: 11.00

Cruiser: JDT

Cruise Date: 05/27/2020

Cruise Type: Point

Plot Size/BAF: 15.00

Pine

Planted Lob		Stratum Total					Per Acre					Average Tree	
	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height	
Sawtimber													
	12	267	101	8,004	3,045	15.0	19	7.2	571.7	217.5	0.48	23.8	
	13	144	58	5,185	1,765	9.5	10	4.2	370.3	126.1	0.58	21.2	
	14	89	44	4,262	1,333	6.8	6	3.1	304.4	95.2	0.65	23.0	
	15	15	10	1,114	296	1.4	1	0.7	79.6	21.1	0.78	25.0	
	16	41	27	3,388	820	4.1	2	1.9	242.0	58.6	0.92	22.0	
	17	24	14	1,905	438	2.7	1	1.0	136.1	31.3	1.10	16.5	
Sawtimber Total	13.2	580	254	23,857	7,698	39.5	39	18.1	1,704.1	549.9	0.59	22.6	
Chip-N-Saw													
	10	385	105	9,241	3,097	15.0	27	7.5	660.0	221.2	0.33	24.5	
	11	57	18	1,344	550	2.7	4	1.3	96.0	39.3	0.39	24.7	
Chip-N-Saw Total	10.2	442	124	10,584	3,647	17.7	31	8.8	756.0	260.5	0.34	24.6	
Pulpwood													
	5	560	35	0	955	5.5	40	2.5	0.0	68.2	0.00	22.8	
	6	1,166	116	0	3,237	16.4	83	8.3	0.0	231.2	0.00	27.0	
	7	428	64	0	1,841	8.2	30	4.6	0.0	131.5	0.00	33.4	
	8	492	101	0	2,931	12.3	35	7.2	0.0	209.4	0.00	36.4	
	9	604	166	0	4,902	19.1	43	11.8	0.0	350.1	0.00	40.7	
	10	70	23	0	676	2.7	5	1.6	0.0	48.3	0.00	39.9	
	11	28	12	0	361	1.4	2	0.9	0.0	25.8	0.00	43.9	
	12	121	60	0	1,842	6.8	8	4.3	0.0	131.6	0.00	44.8	
	13	41	26	0	799	2.7	2	1.8	0.0	57.1	0.00	49.9	
	15	15	13	0	398	1.4	1	0.9	0.0	28.4	0.00	51.3	

Timber Volume Estimates

Stratum: Cobb 40_St1_2002 PLT

Acres: 14

Plots: 11.00

Cruiser: JDT

Cruise Date: 05/27/2020

Cruise Type: Point

Plot Size/BAF: 15.00

Pine

Planted Lob	<i>Stratum Total</i>							<i>Per Acre</i>				<i>Average Tree</i>	
Pulpwood Total	7.2	3,525	615	0	17,944	76.4	249	43.9	0.0	1,281.7	0.00	32.1	
Topwood	<i>DBH</i>	<i>Trees</i>	<i>Tons</i>	<i>Doyle BF</i>	<i>Cu. Ft. IB</i>	<i>BA</i>	<i>Trees</i>	<i>Tons</i>	<i>Doyle BF</i>	<i>Cu. Ft. IB</i>	<i>SL CFT/Ft</i>	<i>Height</i>	
Topwood Total	0.0	0	133	0	4,663	0.0	0	9.5	0.0	333.1	0.00	0.0	
Planted Lob Total	8.3	4,547	1,125	34,442	33,952	133.6	319	80.4	2,460.1	2,425.1	0.47	30.2	
Pine Total	8.3	4,547	1,125	34,442	33,952	133.6	319	80.4	2,460.1	2,425.1	0.47	30.2	
Stratum Total	8.3	4,547	1,125	34,442	33,952	133.6	319	80.4	2,460.1	2,425.1	0.47	30.2	

ADDITIONAL TIMBER VOLUME REPORT



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Timber Volume Estimates

Stratum: CR 10 St2 2004 Pit

Cruise Date: 05/20/2020

Acres: 42.00

Cruise Type: Point

Plots: 11

Plot Size/BAF: 15.00

Cruiser: JDT

Pine

Product	<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>
Planted Lob									
Sawtimber	564	197	15,752	10.9	13	4.7	375.1	12.2	20.6
Chip-N-Saw	647	185	16,057	8.6	15	4.4	382.3	10.1	25.6
Pulpwood	20,458	2,585	0	112.7	487	61.5	0.0	6.4	28.9
Topwood	0	125	0	0.0	0	3.0	0.0	0.0	0.0
Group Total	21,669	3,092	31,809	132.3	516	73.6	757.4	6.6	28.6
Class Total	21,669	3,092	31,809	132.3	516	73.6	757.4	6.6	28.6
Stratum Total	21,669	3,092	31,809	132.3	516	73.6	757.4	6.6	28.6



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Timber Volume Estimates

Stratum: Hwy 278 St1 2006 Plt

Cruise Date: 05/27/2020

Acres: 53

Cruise Type: Point

Plots: 6

Plot Size/BAF: 15.00

Cruiser: JDT

Pine

Product	<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>
Planted Lob									
Sawtimber	265	98	7,707	4.2	5	1.8	145.4	12.4	21.6
Chip-N-Saw	1,496	390	34,378	15.8	28	7.4	648.6	10.1	23.6
Pulpwood	21,361	3,979	0	136.7	403	75.1	0.0	7.8	32.9
Topwood	0	122	0	0.0	0	2.3	0.0	0.0	0.0
Group Total	23,122	4,589	42,085	156.7	436	86.6	794.1	8.0	32.2
Class Total	23,122	4,589	42,085	156.7	436	86.6	794.1	8.0	32.2
Stratum Total	23,122	4,589	42,085	156.7	436	86.6	794.1	8.0	32.2

Timber Volume Estimates

Stratum: **Hwy 278 St4 Native**
 Acres: 9
 Plots: 10
 Cruiser: JDT

Cruise Date: 05/27/2020
 Cruise Type: Plot
 Plot Size/BAF: 0.10

Pine

Product	Stratum Total			Per Acre			Average Tree		
	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Natural Lob									
Sawtimber	108	156	23,363	18.2	12	17.3	2,595.9	16.3	45.2
Chip-N-Saw	9	5	468	0.7	1	0.6	52.0	11.0	40.5
Pulpwood	18	5	0	0.6	2	0.6	0.0	7.5	43.8
Topwood	0	32	0	0.0	0	3.6	0.0	0.0	0.0
Group Total	135	198	23,831	19.4	15	22.0	2,647.9	14.8	44.7
Shortleaf Pine									
Sawtimber	27	39	4,594	3.8	3	4.4	510.5	15.0	56.5
Topwood	0	2	0	0.0	0	0.2	0.0	0.0	0.0
Group Total	27	42	4,594	3.8	3	4.6	510.5	15.0	56.5
Class Total	162	240	28,425	23.2	18	26.6	3,158.4	14.8	46.6

Hardwood

Product	Stratum Total			Per Acre			Average Tree		
	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Misc. Hardwood									
Sawtimber	9	6	615	1.4	1	0.6	68.4	16.0	16.5
Pulpwood	234	55	0	10.7	26	6.2	0.0	8.5	25.9
Group Total	243	61	615	12.1	27	6.8	68.4	8.7	25.6
Red Oak Spp.									
Sawtimber	54	42	4,453	8.5	6	4.7	494.7	16.0	21.8
Pulpwood	216	107	0	15.0	24	11.9	0.0	10.5	34.4
Group Total	270	149	4,453	23.4	30	16.5	494.7	11.6	31.9
Sweetgum									
Pulpwood	117	23	0	3.9	13	2.6	0.0	7.2	29.2
Group Total	117	23	0	3.9	13	2.6	0.0	7.2	29.2
White Oak Spp.									
Pulpwood	36	28	0	4.1	4	3.1	0.0	13.5	33.0
Group Total	36	28	0	4.1	4	3.1	0.0	13.5	33.0
Class Total	666	261	5,068	43.5	74	29.0	563.1	9.9	29.2
Stratum Total	828	501	33,493	66.7	92	55.7	3,721.5	10.9	32.6



Kingwood Forestry Services
No. 4 Executive Circle
Arkadelphia, AR 71923

Phone: 870-246-5757
Fax: 870-246-3341
Email: arkadelphia@kingwoodforestry.com
Website: www.kingwoodforestry.com

Timber Volume Estimates

Stratum: Cobb 40 St1 2002 PLT

Cruise Date: 05/27/2020

Acres: 14

Cruise Type: Point

Plots: 11

Plot Size/BAF: 15.00

Cruiser: JDT

Pine

Product	<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>
Planted Lob									
Sawtimber	582	254	23,857	39.5	42	18.1	1,704.1	13.1	22.5
Chip-N-Saw	443	124	10,584	17.7	32	8.8	756.0	10.1	24.5
Pulpwood	3,530	615	0	76.4	252	43.9	0.0	7.2	32.1
Topwood	0	133	0	0.0	0	9.5	0.0	0.0	0.0
Group Total	4,555	1,125	34,442	133.6	325	80.4	2,460.1	8.2	30.1
Class Total	4,555	1,125	34,442	133.6	325	80.4	2,460.1	8.2	30.1
Stratum Total	4,555	1,125	34,442	133.6	325	80.4	2,460.1	8.2	30.1

OFFER FORM

Cobb Tracts—Nevada County, Arkansas

Bid Date: Friday, June 26, 2020 @ 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

Reference is made to the attached Kingwood Forestry Services, Inc. Notice of Land Sales. I submit the following as offer(s) for the purchase of Cobb tract(s) located in Nevada County, Arkansas and further described within the attached Notice of Land Sale (see attached maps and Conditions of Sale). Offers may be submitted for any or all tracts.

My offer(s) will remain valid through Wednesday, July 1, 2020. Successful bidder(s) will be notified at or before that time by telephone, fax, or e-mail. If my offer(s) is (are) 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 five percent (5%) of purchase price. Closing is expected to be held within forty-five (45) 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, June 26, 2020**)
P.O. Box 65, Arkadelphia, AR 71923 or fax to 870-246-3341
E-mail completed offer form to: Arkadelphia@kingwoodforestry.com

County Road 10 Tract (Listing #4775, ±132.5 Acres): \$ _____

Cobb 40 Tract (Listing #4777, ±40 Acres): \$ _____

Cobb 10 Acres Tract (Listing #4776, ±10 Acres): \$ _____

Highway 278 Pipeline Tract (Listing #4778, ±322.05 Acres): \$ _____

Homeplace Tract (Listing #4779, ±10.87 Acres): \$ _____

All Tracts Combined (±515.42 Acres): \$ _____

Date: _____ Fax No.: _____

Company: _____
Printed Phone No.: _____

Name: _____
Printed Name: _____
Signed

Address: _____
Street City, State, Zip

E-mail: _____

AREA BELOW FOR KINGWOOD USE ONLY

Offer Acknowledged by Agent / Broker: _____
Name Date

