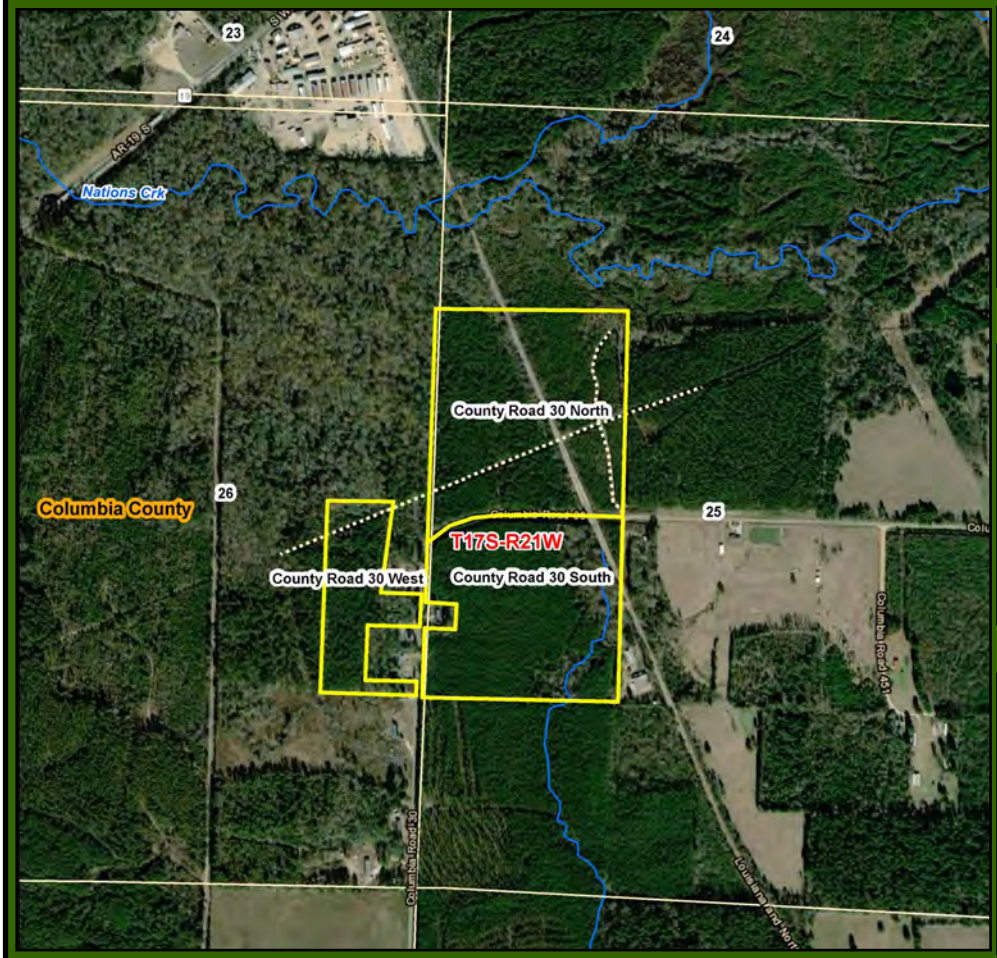
Kingwood Forestry Services, Inc.
Notice of Land Sales

-Three (3) Timbered Tracts in Columbia County, Arkansas-

County Road 30 North
Listing #4887
±42 GIS Acres
$62,500.00

County Road 30 South
Listing #4898
±36.5 GIS Acres
$58,000.00

County Road 30 West
Listing #4899
±13 GIS Acres
$19,000.00



Located One (1) Mile South of Magnolia

Public Road Frontage

Excellent Timberland Investment

www.kingwoodforestry.com

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

KINGWOOD FORESTRY SERVICES, INC.

See Method of Sale and Conditions of Sale Within this Notice

NOTICE OF LAND SALES

County Road 30 North Tract	County Road 30 South Tract	County Road 30 West Tract
Listing #4887	Listing #4898	Listing #4899
±42 GIS Acres	±36.5 GIS Acres	±13 GIS Acres
$62,500.00	$58,000.00	$19,000.00

METHOD OF SALE

These tracts are offered for sale at the prices advertised within this Notice of Land Sale. Offers may be submitted for any or all tracts using the attached Offer Form. Offers may be delivered by e-mail to Arkadelphia@kingwoodforestry.com, by fax to (870) 246-3341, or hand-delivered to #4 Executive Circle, Arkadelphia, Arkansas. All faxed / e-mailed offers will be immediately acknowledged; please await confirmation that your offer has been received. Offers may also by submitted by mail to Kingwood Forestry Services, Inc., PO Box 65, Arkadelphia, AR 71923. Please call our office at (870) 246-5757 to confirm receipt of offers.

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 for five (5) business days. 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 buyer and landowner within ten (10) business days. A sample Contract of Sale may be provided in advance upon request. Terms are cash at closing which 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. 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. All mineral rights are reserved and will not convey.
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 agent Brian Clark, or broker Phil Wright, of Kingwood Forestry Services at 870-246-5757 or by e-mail at 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.

Kingwood Forestry Services, Inc. represents the interests of the Seller of this property. All information presented in this flyer is believed to be accurate.
Buyers are responsible for verifying
information on this tract for themselves.
Kingwood makes no representation for the Buyer.

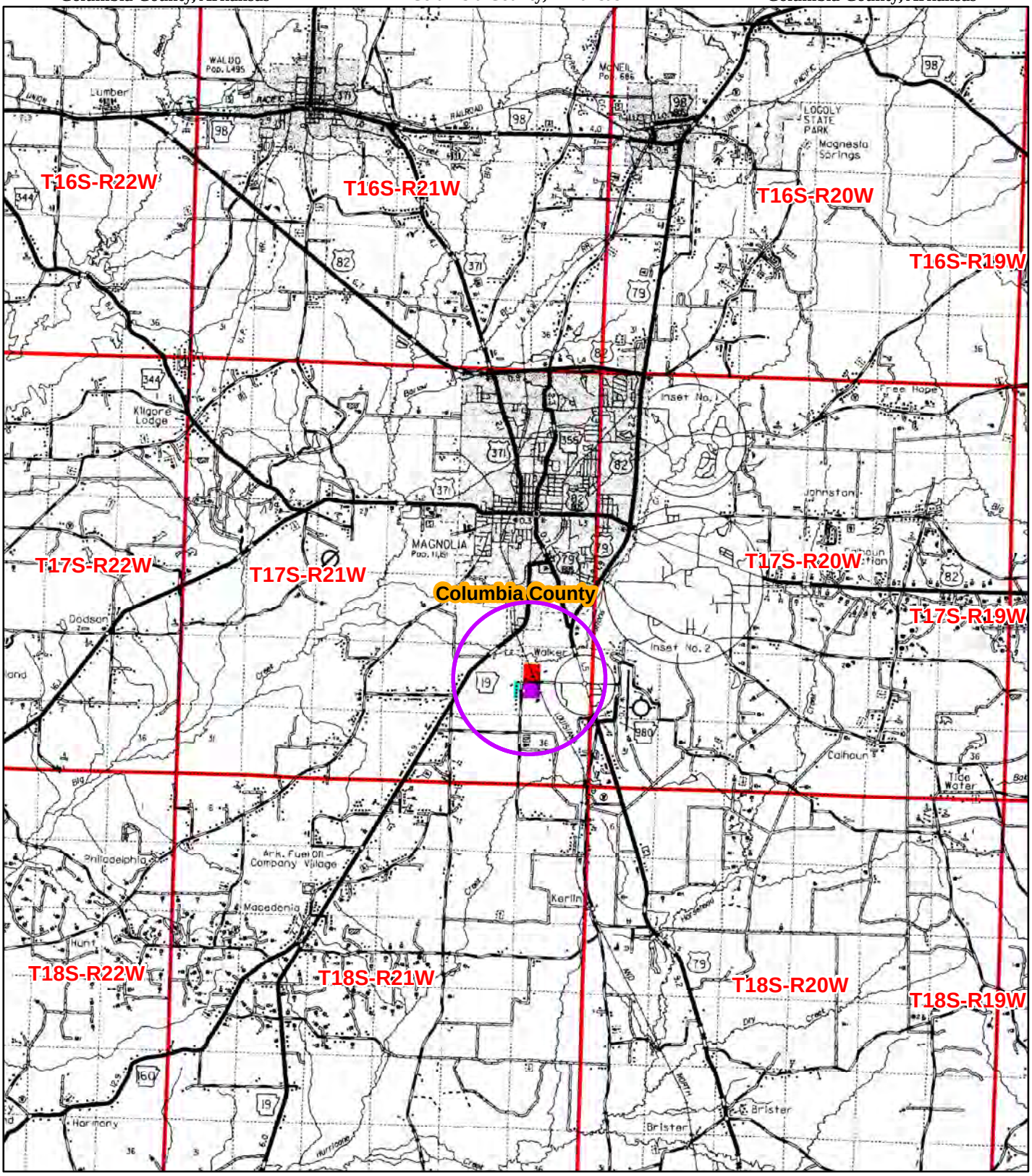
www.kingwoodforestry.com

NOTICE OF LAND SALES

NOTICE OF LAND SALE - Listing #4887
"County Road 30 North"
Pt. Sec. 25, T17S, R21W,
Columbia County, Arkansas

NOTICE OF LAND SALE - Listing #4898
"County Road 30 South"
Pt. Sec. 25, T17S, R21W,
Columbia County, Arkansas

NOTICE OF LAND SALE - Listing #4899
"County Road 30 West"
Pt Sec. 26, T17S, R21W,
Columbia County, Arkansas



Date: 11/29/2021
ESRI Aerial Photography
Drawn By: BJC

KINGWOOD FORESTRY SERVICES, INC.
Quality, Dependability, and Service

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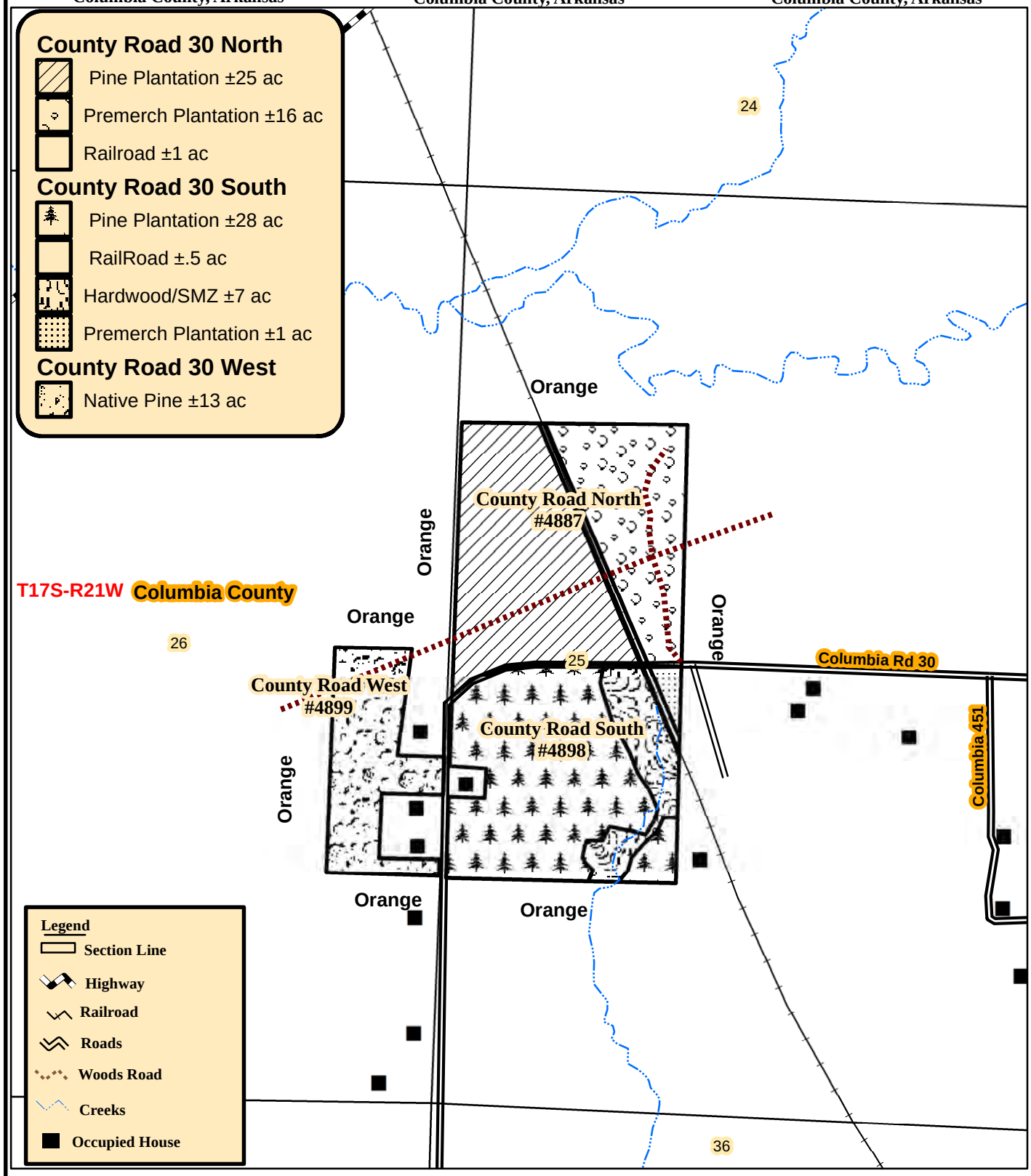

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N W E S

Date: 11/29/2021
Drawn By: BJC

KINGWOOD FORESTRY SERVICES, INC.
Quality, Dependability, and Service

NOTICE OF LAND SALES

County Road 30 North Tract Listing #4887 ±42 GIS Acres $62,500.00	County Road 30 South Tract Listing #4898 ±36.5 GIS Acres $58,000.00	County Road 30 West Tract Listing #4899 ±13 GIS Acres $19,000.00

County Road 30 North $62,500.00 Listing #4887 ±42 Acres

The County Road 30 North Tract (Listing #4887) is described as Part of NW¼ of SW¼, SW¼ of NW¼, Section 25, Township 17 South, Range 21 West, containing 42 GIS acres, more or less, Columbia County, Arkansas (see attached maps). Access is frontage on County Road 30. Site index for loblolly pine (base age 50) averages eighty-seven (87) feet on very fine sandy, fine sandy and silt loam soils. Timber consists of ±25 acres of recently 1st thinned 2002 pine plantation, ±16 acres of ±2012 pine plantation with ±1 acre in railroad.

Based on inventory of merchantable timber on ±25 acres conducted by Kingwood Forestry in November, 2021, estimated tree counts and timber volumes are as follows:

Pine Sawtimber:	595 Trees	26,052 Board Feet	286 Tons
Pine Chip n' Saw:	913 Trees	28,052 Board Feet	342 Tons
Pine Pulpwood:	2,317 Trees	—	763 Tons
Pine Topwood:	—	—	181 Tons

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

County Road 30 South $58,000.00 Listing #4898 ±36.5 Acres

The County Road 30 South Tract (Listing #4898) is described as Part of NW¼ of SW¼, Section 25, Township 17 South, Range 21 West, containing a total of 36.5 GIS acres, more or less, Columbia County, Arkansas (see attached maps). Access is frontage on County Road 30. Site index for loblolly pine averages eighty-seven (87) feet (base age 50) on very fine sandy, fine sandy and silt loam soils. Timber consists of ±28 acres of ±2006 of recently thinned pine plantation, ±7 acres of hardwood /SMZ, ±1 acre of premerchantable 2012 pine plantation, and ±.5 acres in railroad.

Based on inventory of merchantable timber on ±35 acres, conducted by Kingwood Forestry in November, 2021, estimated tree counts and timber volumes are as follows:

Pine Sawtimber:	56 Trees	7,090 Board Feet	54 Tons
Pine Chip n' Saw:	460 Trees	13,051 Board Feet	160 Tons
Pine Pulpwood:	4,275 Trees	—	1,023 Tons
Pine Topwood:	—	—	70 Tons
Oak Sawtimber:	104 Trees	18,859 Board Feet	150 Tons
Hardwood Sawtimber:	41 Trees	7,894 Board Feet	59 Tons
Hardwood Pulpwood:	362 Trees	—	185 Tons

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

www.kingwoodforestry.com

NOTICE OF LAND SALES

County Road 30 North Tract	County Road 30 South Tract	County Road 30 West Tract
Listing #4887	Listing #4898	Listing #4899
±42 GIS Acres	±36.5 GIS Acres	±13 GIS Acres
$62,500.00	$58,000.00	$19,000.00

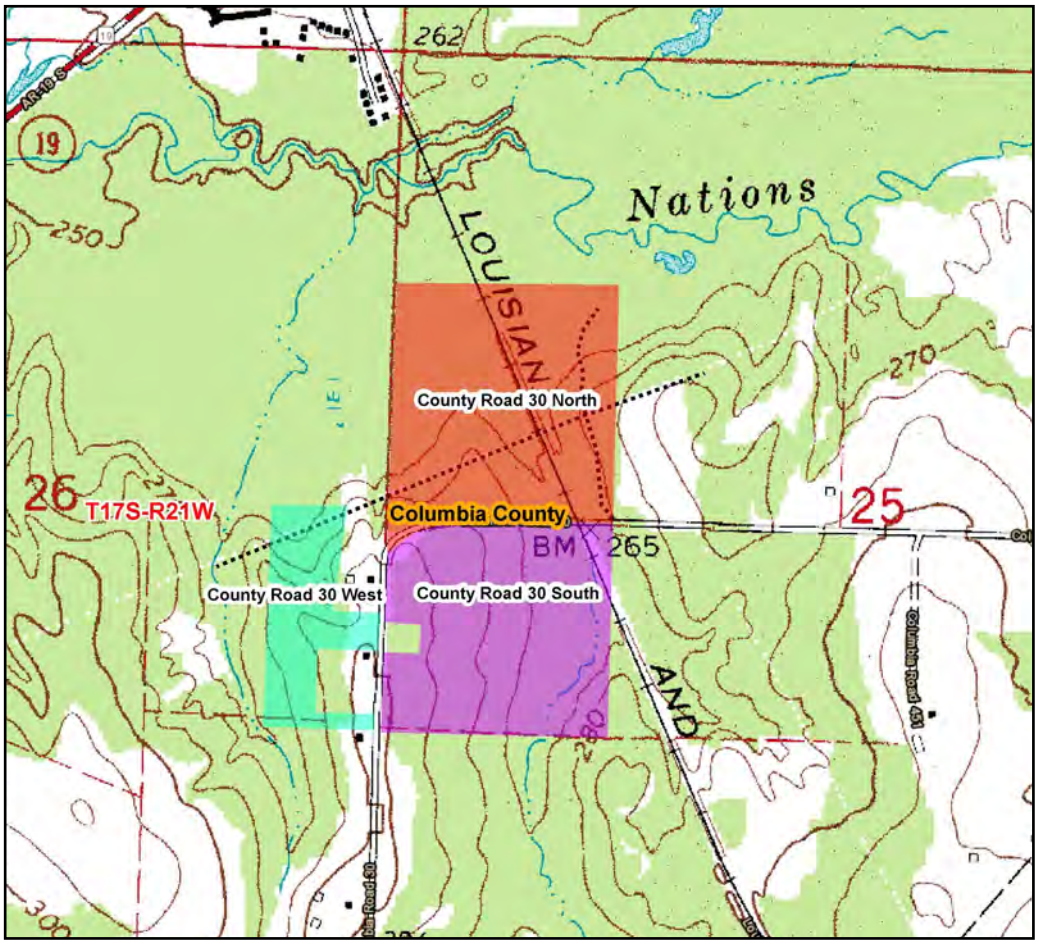
County Road 30 West $19,000.00 Listing #4899 ±13 Acres

The County Road 30 West Tract (Listing #4899) is described as Part of NE¼ of SE¼, Section 26, Township 17 South, Range 21 West, containing ±13 acres, more or less, Columbia County, Arkansas (see attached maps). Access is frontage on County Road 30. Site index for loblolly pine (base age 50) averages eighty-seven (87) feet on fine sandy and very fine sandy soils. Timber consists of ±13 acres of native pine.

Based on inventory of ±13 acres of merchantable timber, conducted by Kingwood Forestry in November, 2021, estimated tree counts and timber volumes are as follows:

Pine Sawtimber:	254 Trees	13,020 Board Feet	130 Tons
Pine Chip n' Saw:	138 Trees	3,916 Board Feet	48 Tons
Pine Pulpwood:	3,202 Trees	—	821 Tons
Hardwood Sawtimber:	26 Trees	5,615 Board Feet	41 Tons
Hardwood Pulpwood:	164 Trees	—	21 Tons

Volume reports in Tons and Board Feet are attached; additional reports with tree counts by species, diameter, height are available on our website at www.kingwoodforestry.com/real-estate.html. Due to variations in cruising methods,



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NOTICE OF LAND SALES

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"County Road 30 North"
Pt. Sec. 25, T17S, R21W,
Columbia County, Arkansas

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"County Road 30 South"
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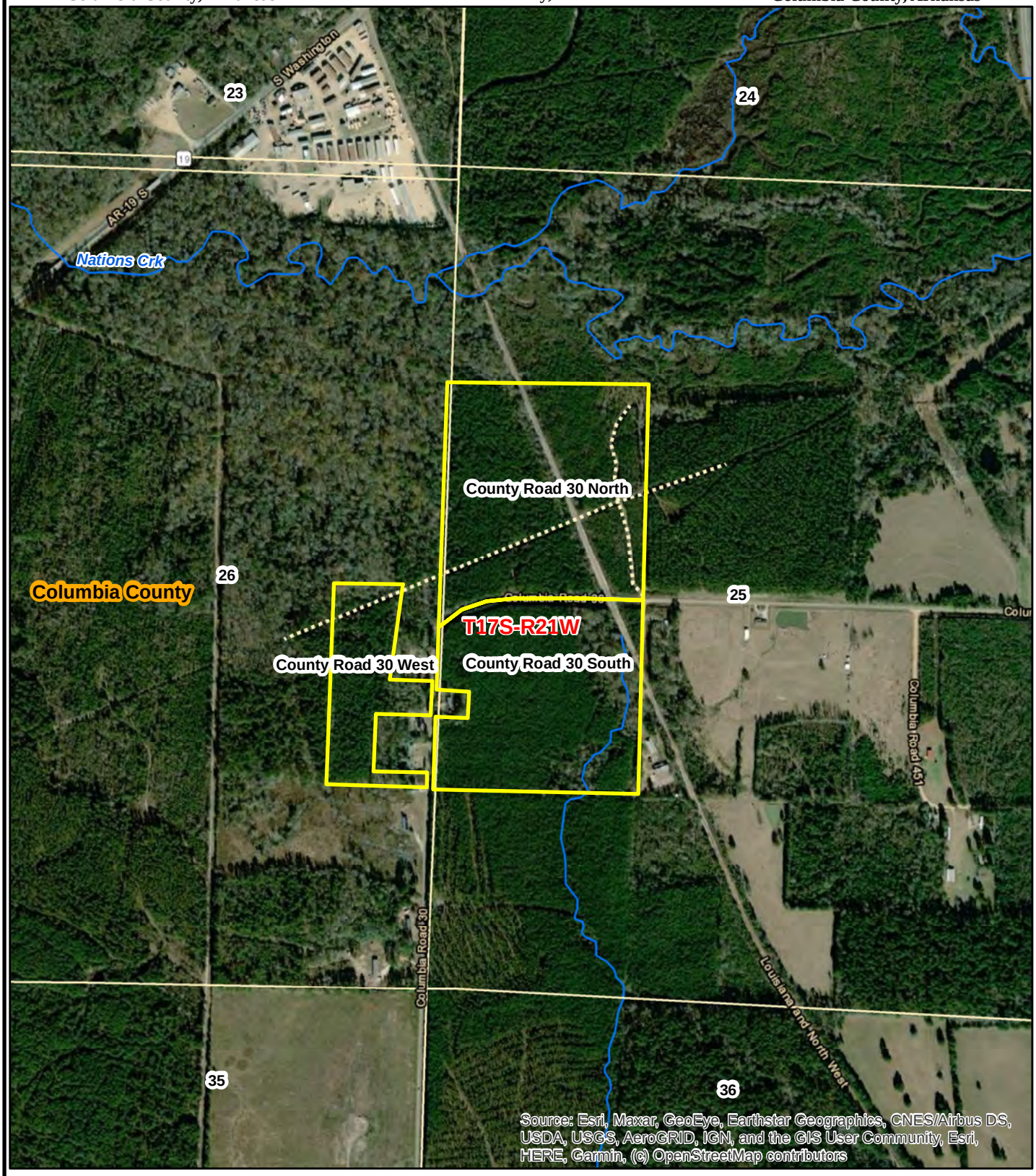

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N W E S

Date: 11/29/2021
ESRI Aerial Photography
Drawn By: BJC

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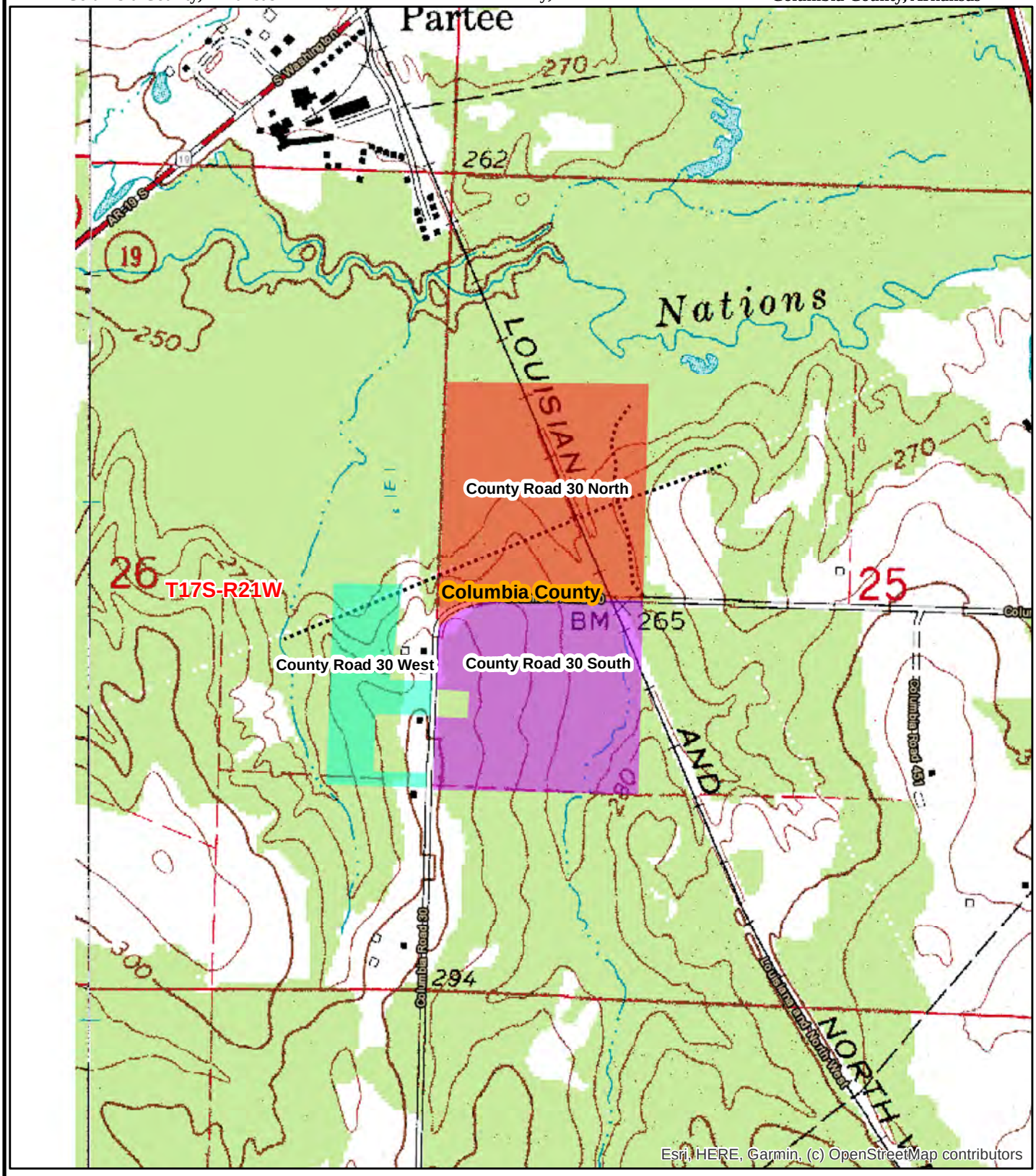

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NOTICE OF LAND SALES

County Road 30 North Tract	County Road 30 South Tract	County Road 30 West Tract
Listing #4887	Listing #4898	Listing #4899
±42 GIS Acres	±36.5 GIS Acres	±13 GIS Acres
$62,500.00	$58,000.00	$19,000.00

County Road 30 North ±42 Acres

County Road 30 South ±36.5 Acres

County Road 30 West ±13 Acres

www.kingwoodforestry.com

NOTICE OF LAND SALES

Bid Date: Friday, January 7, 2022@ 10:00 a.m.

County Road 30 North Tract
Listing #4887
±42 Acres

County Road 30 South Tract
Listing #4898
±36.5 Acres

County Road 30 West Tract
Listing #4899
±13 Acres

Timber Volume Estimates

NORTH TRACT

Stratum: North Pine Plt
Acres: 25
Plots: 5
Cruiser: BJC

Cruise Date: 11/30/2021
Cruise Type: Point
Plot Size/BAF: 10.00

Pine

	Stratum Total			Per Acre				Average Tree	
Product	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Sawtimber	595	286	26,052	20.0	24	11.5	1,042.1	12.4	28.0
Chip-N-Saw	913	342	28,052	22.0	37	13.7	1,122.1	10.5	30.1
Pulpwood	2,317	763	0	38.0	93	30.5	0.0	8.6	50.0
Topwood	0	181	0	0.0	0	7.3	0.0	0.0	0.0
Class Total	3,824	1,573	54,104	80.0	153	62.9	2,164.2	9.7	41.9
StratumTotal	3,824	1,573	54,104	80.0	153	62.9	2,164.2	9.7	41.9

Timber Volume Estimates

WEST TRACT

Stratum: Native Pine
Acres: 13
Plots: 12
Cruiser: BJC

Cruise Date: 11/30/2021
Cruise Type: Point
Plot Size/BAF: 20.00

Pine

	Stratum Total			Per Acre				Average Tree	
Product	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Sawtimber	254	130	13,020	16.7	20	10.0	1,001.5	12.5	25.3
Chip-N-Saw	138	48	3,916	6.7	11	3.7	301.3	10.7	22.2
Pulpwood	3,202	821	0	75.8	246	63.2	0.0	7.3	39.8
Topwood	0	83	0	0.0	0	6.4	0.0	0.0	0.0
Class Total	3,595	1,083	16,936	99.2	277	83.3	1,302.8	7.8	38.1

Hardwood

	Stratum Total			Per Acre				Average Tree	
Product	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Sawtimber	26	41	5,615	4.6	2	3.1	431.9	20.1	31.2
Pulpwood	164	21	0	2.9	13	1.6	0.0	6.5	24.1
Class Total	190	61	5,615	7.5	15	4.7	431.9	8.4	25.1
StratumTotal	3,785	1,144	22,551	106.7	291	88.0	1,734.7	7.9	37.5

Timber Volume Estimates

SOUTH TRACT

Stratum: South Pine Plt
Acres: 28
Plots: 5
Cruiser: BJC

Cruise Date: 11/30/2021
Cruise Type: Point
Plot Size/BAF: 10.00

Pine

	Stratum Total			Per Acre				Average Tree	
Product	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Chip-N-Saw	460	160	13,051	10.0	16	5.7	466.1	10.6	28.1
Pulpwood	4,275	1,023	0	52.0	153	36.5	0.0	7.8	41.9
Topwood	0	48	0	0.0	0	1.7	0.0	0.0	0.0
Class Total	4,734	1,232	13,051	62.0	169	44.0	466.1	8.1	40.6
StratumTotal	4,734	1,232	13,051	62.0	169	44.0	466.1	8.1	40.6

SOUTH TRACT

Stratum: Hardwood_SMZ
Acres: 7
Plots: 4
Cruiser: BJC

Cruise Date: 11/30/2021
Cruise Type: Point
Plot Size/BAF: 15.00

White oak

	Stratum Total			Per Acre				Average Tree	
Product	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Sawtimber	9	20	2,835	3.8	1	2.8	405.0	23.0	32.5
Class Total	9	20	2,835	3.8	1	2.8	405.0	23.0	32.5

Red oak

	Stratum Total			Per Acre				Average Tree	
Product	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Sawtimber	95	130	16,024	26.3	14	18.5	2,289.2	18.6	31.2
Class Total	95	130	16,024	26.3	14	18.5	2,289.2	18.6	31.2

Pine

	Stratum Total			Per Acre				Average Tree	
Product	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Sawtimber	56	54	7,090	11.3	8	7.7	1,012.8	16.0	29.0
Topwood	0	22	0	0.0	0	3.1	0.0	0.0	0.0
Class Total	56	75	7,090	11.3	8	10.8	1,012.8	16.0	29.0

Hardwood

	Stratum Total			Per Acre				Average Tree	
Product	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Sawtimber	41	59	7,894	11.3	6	8.5	1,127.8	18.7	33.9
Pulpwood	362	185	0	37.5	52	26.4	0.0	11.2	32.7
Class Total	403	244	7,894	48.8	58	34.9	1,127.8	12.0	32.8
StratumTotal	563	469	33,843	90.0	80	67.0	4,834.7	13.7	32.1

www.kingwoodforestry.com

ADDITIONAL TIMBER VOLUME REPORT

Kingwood Forestry Services, Inc.
PO Box 65
Arkadelphia, AR 71923

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

Timber Volume Estimates

Stratum: Hardwood_SMZ
Acres: 7
Plots: 4
Cruiser: BJC

SOUTH TRACT

Cruise Date: 11/30/2021
Cruise Type: Point
Plot Size/BAF: 15.00

White oak

	Stratum Total			Per Acre				Average Tree	
Product	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
White Oak Spp.									
Sawtimber	9	20	2,835	3.8	1	2.8	405.0	23.0	32.5
Group Total	9	20	2,835	3.8	1	2.8	405.0	23.0	32.5
Class Total	9	20	2,835	3.8	1	2.8	405.0	23.0	32.5

Red oak

	Stratum Total			Per Acre				Average Tree	
Product	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Red Oak Spp.									
Sawtimber	95	130	16,024	26.3	14	18.5	2,289.2	18.6	31.2
Group Total	95	130	16,024	26.3	14	18.5	2,289.2	18.6	31.2
Class Total	95	130	16,024	26.3	14	18.5	2,289.2	18.6	31.2

Pine

	Stratum Total			Per Acre				Average Tree	
Product	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Natural Lob									
Sawtimber	56	54	7,090	11.3	8	7.7	1,012.8	16.0	29.0
Topwood	0	22	0	0.0	0	3.1	0.0	0.0	0.0
Group Total	56	75	7,090	11.3	8	10.8	1,012.8	16.0	29.0
Class Total	56	75	7,090	11.3	8	10.8	1,012.8	16.0	29.0

Hardwood

	Stratum Total			Per Acre				Average Tree	
Product	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Misc. Hardwood									
Sawtimber	17	15	1,840	3.8	2	2.2	262.8	17.0	24.5
Pulpwood	362	185	0	37.5	52	26.4	0.0	11.2	32.7
Group Total	379	200	1,840	41.3	54	28.6	262.8	11.5	32.3
Sweetgum									
Sawtimber	24	44	6,055	7.5	3	6.3	865.0	19.9	40.5

Timber Volume Estimates

Stratum: Hardwood_SMZ
Acres: 7
Plots: 4
Cruiser: BJC

SOUTH TRACT

Cruise Date: 11/30/2021
Cruise Type: Point
Plot Size/BAF: 15.00

Hardwood

	Stratum Total			Per Acre				Average Tree	
Product	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Group Total	24	44	6,055	7.5	3	6.3	865.0	19.9	40.5
Class Total	403	244	7,894	48.8	58	34.9	1,127.8	12.0	32.8
Stratum Total	563	469	33,843	90.0	80	67.0	4,834.7	13.7	32.1

Timber Volume Estimates

Stratum: Native Pine
Acres: 13
Plots: 12
Cruiser: BJC

WEST TRACT

Cruise Date: 11/30/2021
Cruise Type: Point
Plot Size/BAF: 20.00

Pine

	Stratum Total			Per Acre				Average Tree	
Product	**Trees**	**Tons**	**Doyle BF**	**BA**	**Trees**	**Tons**	**Doyle BF**	**DBH**	**Height**
Natural Lob									
Sawtimber	254	130	13,020	16.7	20	10.0	1,001.5	12.5	25.3
Chip-N-Saw	138	48	3,916	6.7	11	3.7	301.3	10.7	22.2
Pulpwood	3,202	821	0	75.8	246	63.2	0.0	7.3	39.8
Topwood	0	83	0	0.0	0	6.4	0.0	0.0	0.0
Group Total	3,595	1,083	16,936	99.2	277	83.3	1,302.8	7.8	38.1
Class Total	3,595	1,083	16,936	99.2	277	83.3	1,302.8	7.8	38.1

Hardwood

	Stratum Total			Per Acre				Average Tree	
Product	**Trees**	**Tons**	**Doyle BF**	**BA**	**Trees**	**Tons**	**Doyle BF**	**DBH**	**Height**
Misc. Hardwood									
Pulpwood	164	21	0	2.9	13	1.6	0.0	6.5	24.1
Group Total	164	21	0	2.9	13	1.6	0.0	6.5	24.1
Sweetgum									
Sawtimber	26	41	5,615	4.6	2	3.1	431.9	20.1	31.2
Group Total	26	41	5,615	4.6	2	3.1	431.9	20.1	31.2
Class Total	190	61	5,615	7.5	15	4.7	431.9	8.4	25.1
Stratum Total	3,785	1,144	22,551	106.7	291	88.0	1,734.7	7.9	37.5

Timber Volume Estimates

Stratum: North Pine Plt
Acres: 25
Plots: 5
Cruiser: BJC

NORTH TRACT

Cruise Date: 11/30/2021
Cruise Type: Point
Plot Size/BAF: 10.00

Pine

	Stratum Total			Per Acre				Average Tree	
Product	**Trees**	**Tons**	**Doyle BF**	**BA**	**Trees**	**Tons**	**Doyle BF**	**DBH**	**Height**
Planted Lob									
Sawtimber	595	286	26,052	20.0	24	11.5	1,042.1	12.4	28.0
Chip-N-Saw	913	342	28,052	22.0	37	13.7	1,122.1	10.5	30.1
Pulpwood	2,317	763	0	38.0	93	30.5	0.0	8.6	50.0
Topwood	0	181	0	0.0	0	7.3	0.0	0.0	0.0
Group Total	3,824	1,573	54,104	80.0	153	62.9	2,164.2	9.7	41.9
Class Total	3,824	1,573	54,104	80.0	153	62.9	2,164.2	9.7	41.9
Stratum Total	3,824	1,573	54,104	80.0	153	62.9	2,164.2	9.7	41.9

Timber Volume Estimates

Stratum: South Pine Plt
Acres: 28
Plots: 5
Cruiser: BJC

SOUTH TRACT

Cruise Date: 11/30/2021
Cruise Type: Point
Plot Size/BAF: 10.00

Pine

	Stratum Total			Per Acre				Average Tree	
Product	**Trees**	**Tons**	**Doyle BF**	**BA**	**Trees**	**Tons**	**Doyle BF**	**DBH**	**Height**
Planted Lob									
Chip-N-Saw	460	160	13,051	10.0	16	5.7	466.1	10.6	28.1
Pulpwood	4,275	1,023	0	52.0	153	36.5	0.0	7.8	41.9
Topwood	0	48	0	0.0	0	1.7	0.0	0.0	0.0
Group Total	4,734	1,232	13,051	62.0	169	44.0	466.1	8.1	40.6
Class Total	4,734	1,232	13,051	62.0	169	44.0	466.1	8.1	40.6
Stratum Total	4,734	1,232	13,051	62.0	169	44.0	466.1	8.1	40.6

ADDITIONAL TIMBER VOLUME REPORT

Kingwood Forestry Services, Inc.
PO Box 65
Arkadelphia, AR 71923

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

Timber Volume Estimates

Stratum: Hardwood_SMZ
Acres: 7
Plots: 4.00
Cruiser: BJC

SOUTH TRACT

Cruise Date: 11/30/2021
Cruise Type: Point
Plot Size/BAF: 15.00

White oak

White 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
	23	9	20	2,835	525	3.8	1	2.8	405.0	75.0	1.78	32.5
Sawtimber Total	23.0	9	20	2,835	525	3.8	1	2.8	405.0	75.0	1.78	32.5
White Oak Spp. Total	23.0	9	20	2,835	525	3.8	1	2.8	405.0	75.0	1.78	32.5
White oak Total	23.0	9	20	2,835	525	3.8	1	2.8	405.0	75.0	1.78	32.5

Red oak

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
	16	19	16	1,733	427	3.8	3	2.3	247.6	61.1	0.93	24.5
	17	33	43	4,732	1,136	7.5	5	6.1	676.1	162.4	0.93	36.5
	19	27	43	5,294	1,138	7.5	4	6.1	756.3	162.6	1.17	36.5
	21	11	12	1,599	324	3.8	2	1.7	228.4	46.3	1.80	16.5
	30	5	16	2,666	427	3.8	1	2.3	380.9	61.0	3.26	24.5
Sawtimber Total	18.6	95	130	16,024	3,453	26.3	14	18.5	2,289.2	493.2	1.17	31.2
Red Oak Spp. Total	18.6	95	130	16,024	3,453	26.3	14	18.5	2,289.2	493.2	1.17	31.2
Red oak Total	18.6	95	130	16,024	3,453	26.3	14	18.5	2,289.2	493.2	1.17	31.2

Timber Volume Estimates

Stratum: Hardwood_SMZ
Acres: 7
Plots: 4.00
Cruiser: BJC

SOUTH TRACT

Cruise Date: 11/30/2021
Cruise Type: Point
Plot Size/BAF: 15.00

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
	14	25	16	1,848	445	3.8	4	2.2	264.0	63.5	0.74	24.5
	17	17	19	2,558	556	3.8	2	2.7	365.5	79.4	1.03	32.5
	18	15	19	2,683	556	3.8	2	2.7	383.3	79.4	1.15	32.5
Sawtimber Total	16.0	56	54	7,090	1,556	11.3	8	7.7	1,012.8	222.3	0.96	29.0
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	22	0	700	0.0	0	3.1	0.0	100.0	0.00	0.0
Natural Lob Total	16.0	56	75	7,090	2,256	11.3	8	10.8	1,012.8	322.3	0.96	29.0
Pine Total	16.0	56	75	7,090	2,256	11.3	8	10.8	1,012.8	322.3	0.96	29.0

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
	17	17	15	1,840	427	3.8	2	2.2	262.8	61.1	1.05	24.5
Sawtimber Total	17.0	17	15	1,840	427	3.8	2	2.2	262.8	61.1	1.05	24.5
Pulpwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	8	75	12	0	356	3.8	11	1.7	0.0	50.9	0.00	18.9
	10	96	32	0	968	7.5	14	4.6	0.0	138.3	0.00	29.4
	11	40	18	0	545	3.8	6	2.6	0.0	77.9	0.00	34.6
	12	67	42	0	1,242	7.5	10	5.9	0.0	177.5	0.00	42.5
	13	28	18	0	546	3.8	4	2.6	0.0	78.0	0.00	34.6
	14	25	24	0	703	3.8	4	3.4	0.0	100.5	0.00	50.4
	16	19	18	0	547	3.8	3	2.6	0.0	78.2	0.00	34.6
	20	12	20	0	607	3.8	2	2.9	0.0	86.7	0.00	39.9

Timber Volume Estimates

Stratum: Hardwood_SMZ
Acres: 7
Plots: 4.00
Cruiser: BJC

SOUTH TRACT

Cruise Date: 11/30/2021
Cruise Type: Point
Plot Size/BAF: 15.00

Hardwood

Misc. Hardwood		Stratum Total				Per Acre					Average Tree	
Pulpwood Total	11.2	362	185	0	5,515	37.5	52	26.4	0.0	787.9	0.00	32.7
Misc. Hardwood Total	11.5	379	200	1,840	5,942	41.3	54	28.6	262.8	848.9	1.05	32.3

Sweetgum		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	15	22	2,705	613	3.8	2	3.1	386.4	87.5	1.02	40.5
	23	9	22	3,350	615	3.8	1	3.1	478.6	87.9	1.67	40.5
Sawtimber Total	19.9	24	44	6,055	1,228	7.5	3	6.3	865.0	175.4	1.27	40.5
Sweetgum Total	19.9	24	44	6,055	1,228	7.5	3	6.3	865.0	175.4	1.27	40.5
Hardwood Total	12.0	403	244	7,894	7,170	48.8	58	34.9	1,127.8	1,024.3	1.20	32.8
Stratum Total	13.7	563	469	33,843	13,404	90.0	80	67.0	4,834.7	1,914.9	1.15	32.1

Timber Volume Estimates

Stratum: Native Pine
Acres: 13
Plots: 12.00
Cruiser: BJC

WEST TRACT

Cruise Date: 11/30/2021
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	131	62	5,843	1,746	7.9	10	4.7	449.4	134.3	0.53	25.3
	13	123	68	7,177	1,948	8.8	9	5.3	552.1	149.9	0.62	25.3
Sawtimber Total	12.5	254	130	13,020	3,694	16.7	20	10.0	1,001.5	284.1	0.57	25.3
Chip-N-Saw	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	10	40	9	676	255	1.7	3	0.7	52.0	19.6	0.39	16.5
	11	98	39	3,241	1,087	5.0	8	3.0	249.3	83.6	0.45	24.5
Chip-N-Saw Total	10.7	138	48	3,916	1,342	6.7	11	3.7	301.3	103.2	0.44	22.2
Pulpwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	5	318	34	0	879	3.3	24	2.6	0.0	67.6	0.00	32.0
	6	772	123	0	3,281	11.7	59	9.5	0.0	252.4	0.00	36.5
	7	770	169	0	4,611	15.8	59	13.0	0.0	354.7	0.00	39.7
	8	729	214	0	5,941	19.6	56	16.5	0.0	457.0	0.00	42.1
	9	331	119	0	3,348	11.3	25	9.2	0.0	257.5	0.00	42.2
	10	149	71	0	2,024	6.3	11	5.5	0.0	155.7	0.00	48.1
	11	33	19	0	552	1.7	3	1.5	0.0	42.5	0.00	50.4
	12	76	52	0	1,502	4.6	6	4.0	0.0	115.6	0.00	50.6
	13	24	19	0	551	1.7	2	1.5	0.0	42.4	0.00	50.4
Pulpwood Total	7.3	3,202	821	0	22,689	75.8	246	63.2	0.0	1,745.3	0.00	39.8
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	83	0	2,664	0.0	0	6.4	0.0	204.9	0.00	0.0
Natural Lob Total	7.8	3,595	1,083	16,936	30,387	99.2	277	83.3	1,302.8	2,337.5	0.53	38.1
Pine Total	7.8	3,595	1,083	16,936	30,387	99.2	277	83.3	1,302.8	2,337.5	0.53	38.1

Timber Volume Estimates

Stratum: Native Pine
Acres: 13
Plots: 12.00
Cruiser: BJC

WEST TRACT

Cruise Date: 11/30/2021
Cruise Type: Point
Plot Size/BAF: 20.00

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	83	9	0	263	1.3	6	0.7	0.0	20.3	0.00	24.1
	7	81	12	0	350	1.7	6	0.9	0.0	27.0	0.00	24.1
Pulpwood Total	6.5	164	21	0	614	2.9	13	1.6	0.0	47.2	0.00	24.1
Misc. Hardwood Total	6.5	164	21	0	614	2.9	13	1.6	0.0	47.2	0.00	24.1

Sweetgum

		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
	17	14	16	1,808	433	1.7	1	1.2	139.0	33.3	0.97	32.5
	22	8	16	2,267	433	1.7	1	1.2	174.4	33.3	1.62	32.5
	26	4	9	1,540	264	1.3	0	0.7	118.4	20.3	2.45	24.5
Sawtimber Total	20.1	26	41	5,615	1,131	4.6	2	3.1	431.9	87.0	1.38	31.2
Sweetgum Total	20.1	26	41	5,615	1,131	4.6	2	3.1	431.9	87.0	1.38	31.2
Hardwood Total	8.4	190	61	5,615	1,745	7.5	15	4.7	431.9	134.2	1.38	25.1
Stratum Total	7.9	3,785	1,144	22,551	32,132	106.7	291	88.0	1,734.7	2,471.7	0.60	37.5

Timber Volume Estimates

Stratum: North Pine Plt
Acres: 25
Plots: 5.00
Cruiser: BJC

NORTH TRACT

Cruise Date: 11/30/2021
Cruise Type: Point
Plot Size/BAF: 10.00

Pine

Planted 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	446	195	16,954	5,846	14.0	18	7.8	678.2	233.8	0.49	26.8
	13	108	57	5,437	1,717	4.0	4	2.3	217.5	68.7	0.56	28.5
	15	41	35	3,660	1,083	2.0	2	1.4	146.4	43.3	0.66	40.5
Sawtimber Total	12.4	595	286	26,052	8,646	20.0	24	11.5	1,042.1	345.8	0.52	28.0
Chip-N-Saw	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	10	458	148	11,481	4,328	10.0	18	5.9	459.2	173.1	0.34	27.7
	11	455	194	16,571	5,789	12.0	18	7.8	662.9	231.6	0.39	32.5
Chip-N-Saw Total	10.5	913	342	28,052	10,117	22.0	37	13.7	1,122.1	404.7	0.37	30.1
Pulpwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	7	374	73	0	2,082	4.0	15	2.9	0.0	83.3	0.00	42.5
	8	573	162	0	4,710	8.0	23	6.5	0.0	188.4	0.00	49.1
	9	1,019	367	0	10,841	18.0	41	14.7	0.0	433.6	0.00	52.1
	10	275	122	0	3,644	6.0	11	4.9	0.0	145.8	0.00	53.9
	11	76	39	0	1,185	2.0	3	1.6	0.0	47.4	0.00	53.0
Pulpwood Total	8.6	2,317	763	0	22,462	38.0	93	30.5	0.0	898.5	0.00	50.0
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	181	0	6,303	0.0	0	7.3	0.0	252.1	0.00	0.0
Planted Lob Total	9.7	3,824	1,573	54,104	47,527	80.0	153	62.9	2,164.2	1,901.1	0.42	41.9
Pine Total	9.7	3,824	1,573	54,104	47,527	80.0	153	62.9	2,164.2	1,901.1	0.42	41.9
Stratum Total	9.7	3,824	1,573	54,104	47,527	80.0	153	62.9	2,164.2	1,901.1	0.42	41.9

Timber Volume Estimates

Stratum: South Pine Plt
Acres: 28
Plots: 5.00
Cruiser: BJC

SOUTH TRACT

Cruise Date: 11/30/2021
Cruise Type: Point
Plot Size/BAF: 10.00

Pine

Planted Lob

		Stratum Total				Per Acre					Average Tree	
Chip-N-Saw	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	10	205	73	6,134	2,155	4.0	7	2.6	219.1	77.0	0.32	32.5
	11	255	87	6,917	2,586	6.0	9	3.1	247.0	92.4	0.41	24.5
Chip-N-Saw Total	10.6	460	160	13,051	4,741	10.0	16	5.7	466.1	169.3	0.37	28.1
Pulpwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	6	570	65	0	1,801	4.0	20	2.3	0.0	64.3	0.00	30.7
	7	629	107	0	3,063	6.0	22	3.8	0.0	109.4	0.00	37.3
	8	2,086	518	0	15,067	26.0	74	18.5	0.0	538.1	0.00	43.5
	9	887	293	0	8,645	14.0	32	10.5	0.0	308.8	0.00	48.1
	10	103	40	0	1,209	2.0	4	1.4	0.0	43.2	0.00	47.8
Pulpwood Total	7.8	4,275	1,023	0	29,785	52.0	153	36.5	0.0	1,063.7	0.00	41.9
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	48	0	1,639	0.0	0	1.7	0.0	58.5	0.00	0.0
Planted Lob Total	8.1	4,734	1,232	13,051	36,165	62.0	169	44.0	466.1	1,291.6	0.37	40.6
Pine Total	8.1	4,734	1,232	13,051	36,165	62.0	169	44.0	466.1	1,291.6	0.37	40.6
Stratum Total	8.1	4,734	1,232	13,051	36,165	62.0	169	44.0	466.1	1,291.6	0.37	40.6

OFFER FORM

County Road 30 North Tract	County Road 30 South Tract	County Road 30 West Tract
Listing #4887	Listing #4898	Listing #4899
±42 GIS Acres	±36.5 GIS Acres	±13 GIS Acres
$62,500.00	$58,000.00	$19,000.00

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

In reference to the attached Kingwood Forestry Services, Inc. Notice of Land Sales, I submit the following as offer(s) for the purchase of tract(s) located in Columbia County, Arkansas and further described within the attached Notice of Land Sale (see attached maps and Conditions of Sale).

My offer(s) will remain valid for five (5) business days. If any of my offers are accepted, I am ready, willing, able, and obligated to execute a Contract of Sale within ten (10) 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.
P. O. Box 65, Arkadelphia, AR 71923 or fax to 870-246-3341
E-mail completed offer form to: arkadelphia@kingwoodforestry.com

County Road 30 North Tract (Listing #4887 - 42± GIS Acres): $ _____

County Road 30 South Tract (Listing #4898 - 36.5± GIS Acres): $ _____

County Road 30 West Tract (Listing #4899 - 13± GIS Acres): $ _____

ALL TRACTS COMBINED (91.5± TOTAL GIS ACRES): $ _____

Date: _____ Fax No.: _____

Company: _____ Phone No.: _____
Printed

Name: _____ Name: _____
Printed Signed

Address: _____
Street City, State, Zip

Email: _____

AREA BELOW FOR KINGWOOD USE ONLY

Offer Acknowledged by Agent / Broker: _____
Name Date

KINGWOOD FORESTRY SERVICES, INC.