

TIMBER MARKETING & MANAGEMENT, INC.
Professional Forestry Consultants

P.O. Box 396
Chesterfield, VA 23832
Ph (804) 796-9622
Fax (804) 796-9693

Sale Date:	January 31, 2020
Time:	11:00 a. m.
Day:	Friday
Total Vol./Acre:	14,379 B. F.
Pine Vol/Tree:	142 B. F.
Hdwd. Vol/Tree:	110 B. F.

**CLEAR CUT SALE
EXCELLENT ROADSIDE ACCESS**

Having been employed by **Carol Cooper**, we solicit bids on all merchantable timber on **31 +/- acres** shown as the clear cut area and on blue marked timber only on **1 +/- acre** in the SMZ's in Pittsylvania County, Virginia as shown on the attached map.

We made 10.3% plot cruise of the pulpwood trees to be harvested. Our estimate of their volume is:

Pine	82	213
Soft Hardwood	12	34
Hard Hardwood	<u>4</u>	<u>11</u>
Total:	98 Cords	258 Tons

We have made 10.3% plot cruise of the sawtimber-size trees in the clear cut area and a 100% tree count in the SMZ's. Our estimate of their volume is:

<u>Sawtimber</u>	<u>Clear Cut</u>	<u>SMZ</u>	<u>Total</u>
Loblolly Pine	442,600	2,100	444,700
Poplar	3,200	0	3,200
Total:	445,800	2,100	447,900 Total B.F. Int 1/4" Scale

The above volumes are not guaranteed; however, care was taken in the field to assemble the above tables. You should note how your utilization practices may vary from the above and make any necessary adjustments.

Conditions

1. The landowner assumes responsibility for compliance with the Virginia State Seed Tree Law.
2. A period of time of 2 years will be allowed to cut and remove the timber.
3. Roads **must** be maintained and restored to their original condition upon completion of the logging. Any newly constructed roads and decks must be left in a graded condition and must be seeded upon completion of logging. Any newly constructed haul roads, skid roads and log decks and all logging operations must be in accordance with the guidelines set out in the **Best Management Practices Manual** of the Virginia Department of Forestry.
4. No tops or laps will be allowed to remain in the streams, fields, buffers or over cutting boundaries. They must be pulled back immediately.
5. Only the blue marked trees are to be cut from Streamside Management Zones.
6. No logging will be permitted during excessively wet weather conditions as determined by Timber Marketing & Management, Inc. If logging is halted due to weather conditions, then an extension of time equal to the time lost will be granted.
7. A \$2,000.00 performance bond will be paid at closing and held by Timber Marketing & Management, Inc. to insure compliance with all BMP requirements, road maintenance and conditions of the Timber Purchase Contract.

Only sealed bids will be accepted and owners reserve the right to reject any or all bids. BIDS SHOULD BE SUBMITTED PRIOR TO THE TIME OF BID OPENING AND CAN BE SUBMITTED VIA: Mail to: Timber Marketing & Management, Inc. P. O. Box 396, Chesterfield, Virginia 23832 **OR** hand delivered to 9520 Ironbridge Road, Chesterfield, Virginia **OR** telephoned in to 804-796-9622 **OR** faxed to 804-796-9693 **OR** emailed to tmm4u@aol.com Bids must be made on a lump-sum basis and must be received at this address no later than posted bid date and time as shown on the cover.

There will not be any scheduled show trip of the tract; however, you may call and set an appointment or you may inspect the property at your own leisure.

Sincerely,
Timber Marketing & Management, Inc.



Matt Sandman, Area Manager
434-808-2102 Mobile
804-796-9622 Office

Cooper Tract

Timber Marketing & Management, Inc.

Professional Forestry Consultants

P.O. Box 396

Chesterfield, VA 23832-0000

Phone: (804) 796-9622 • Fax: (804) 796-9693

Pulpwood Cruise: 10.3%

Sawtimber Cruise: 10.3%

Cruise Date: Friday, January 03, 2020

Owner's Name: Carol Cooper

County/State: Pittsylvania County, VA

Acreage: 31+/-

Cruise Type: Plot Cruise

Harvest Type: Clear Cut

Total BF/Acre: 14,379

Pine Vol/Tree: 142.0

Hardwood Vol/Tree: 109.7

Volume Legend:

- 1) Diameters shown in inches (DBH)
- 2) Logs measured in 16' increments
- 3) Sawtimber volumes are shown in thousands of board feet (MBF)
- 4) Volume scale used for each species of sawtimber is noted
- 5) Pulpwood volumes are shown in standard cords (128 cubic feet)

Comments:

Pulpwood

Standard Cord

DBH	Wood Classification							
	Pine		Soft Hardwood		Hard Hardwood		Cedar	
	# Trees	Volume	# Trees	Volume	# Trees	Volume	# Trees	Volume
6	126	6	87	3	49	2		
8	194	19	58	5	29	2		
10	282	47	10	1				
12	39	10						
14			10	3				
Total	641	82	165	12	78	4		

Loblolly Pine - Sawtimber

International 1/4 Scale

DBH	Number of Logs					# Trees	Volume	% of Total
	1-Log	2-Log	3-Log	4-Log	5-Log			
10	165	330				495	25.4	5.7%
12	39	282	932			1,252	139.9	31.6%
14	10	107	845	19		981	177.2	40.0%
16		39	291	19		350	87.9	19.9%
18		10	29			39	12.2	2.8%
Total	214	767	2,097	39		3,117	442.6	

Poplar - Sawtimber

International 1/4 Scale

DBH	Number of Logs					# Trees	Volume	% of Total
	1-Log	2-Log	3-Log	4-Log	5-Log			
12	10					10	0.5	17.0%
14	10					10	0.8	25.2%
16		10				10	1.8	57.8%
Total	19	10				29	3.2	

Sawtimber Volume by Timber Type

Timber Type	# Trees	Volume	Avg BF/Tree	% of Total
Hardwood	29	3.2	109.7	0.7%
Pine	3,117	442.6	142.0	99.3%
Total	3,146	445.8	141.7	

Sawtimber Volume by DBH

DBH	# Trees	Volume	Avg BF/Tree	% of Total
10	495	25.4	51.3	5.7%
12	1,262	140.5	111.3	31.5%
14	990	178.0	179.7	39.9%
16	359	89.7	249.7	20.1%
18	39	12.2	314.0	2.7%
Total	3,146	445.8	141.7	

Sawtimber Volume by Species

Species	# Trees	Volume	Avg BF/Tree	% of Total
Loblolly Pine	3,117	442.6	142.0	99.3%
Poplar	29	3.2	109.7	0.7%
Total	3,146	445.8	141.7	

Cooper Tract SMZ

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Chesterfield, VA 23832-0000

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Sawtimber Cruise: 100.0%

Cruise Date: Friday, January 03, 2020
 Owner's Name: Carol Cooper
 County/State: Pittsylvania County, VA
 Acreage: 1+/-
 Cruise Type: Tree Count
 Harvest Type: Select Cut
 Total BF/Acre: 2,081
 Pine Vol/Tree: 260.1

Volume Legend:

- 1) Diameters shown in inches (DBH)
- 2) Logs measured in 16' increments
- 3) Sawtimber volumes are shown in thousands of board feet (MBF)
- 4) Volume scale used for each species of sawtimber is noted
- 5) Pulpwood volumes are shown in standard cords (128 cubic feet)

Comments:

Loblolly Pine - Sawtimber

International 1/4 Scale

DBH	Number of Logs					# Trees	Volume	% of Total
	1-Log	2-Log	3-Log	4-Log	5-Log			
14			3			3	0.6	26.8%
16			2			2	0.5	24.6%
18		1	1			2	0.6	28.1%
20			1			1	0.4	20.5%
Total		1	7			8	2.1	

Sawtimber Volume by Timber Type

Timber Type	# Trees	Volume	Avg BF/Tree	% of Total
Pine	8	2.1	260.1	100.0%
Total	8	2.1	260.1	

Sawtimber Volume by DBH

DBH	# Trees	Volume	Avg BF/Tree	% of Total
14	3	0.6	186.0	26.8%
16	2	0.5	256.0	24.6%
18	2	0.6	292.0	28.1%
20	1	0.4	427.0	20.5%
Total	8	2.1	260.1	

Sawtimber Volume by Species

Species	# Trees	Volume	Avg BF/Tree	% of Total
Loblolly Pine	8	2.1	260.1	100.0%
Total	8	2.1	260.1	

**COOPER TRACT
PITTSYLVANIA COUNTY
32 +/- ACRES**

Adkins School (historical) Road
Anderson Road

Burnt Chimney

Oak Ridge Church

Ivory Branch Road

Museville Road

Triple Creek Farm Road

Gordon Road

**STREAMSIDE
MANAGEMENT
ZONE**

Declination

MN

MN 8.84° W



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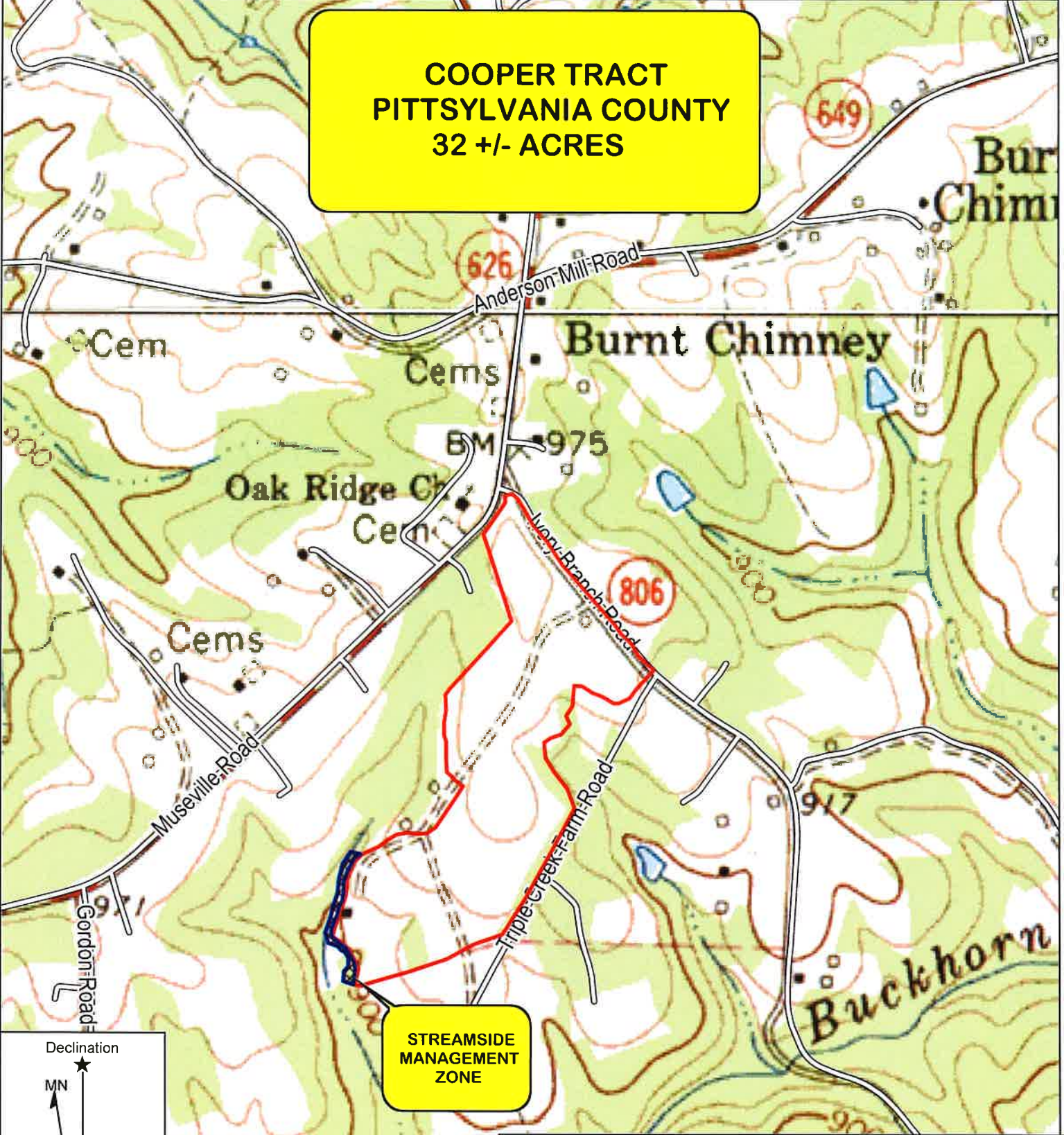
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www.tmmva.com

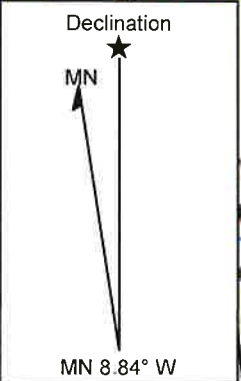
Name: Cooper Tract
Date: January 6, 2020
Scale: 1 inch = 660 ft.

Location: Pittsylvania County, VA

**COOPER TRACT
PITTSYLVANIA COUNTY
32 +/- ACRES**



**STREAMSIDE
MANAGEMENT
ZONE**



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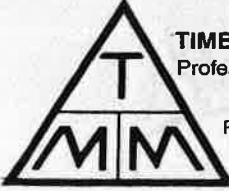
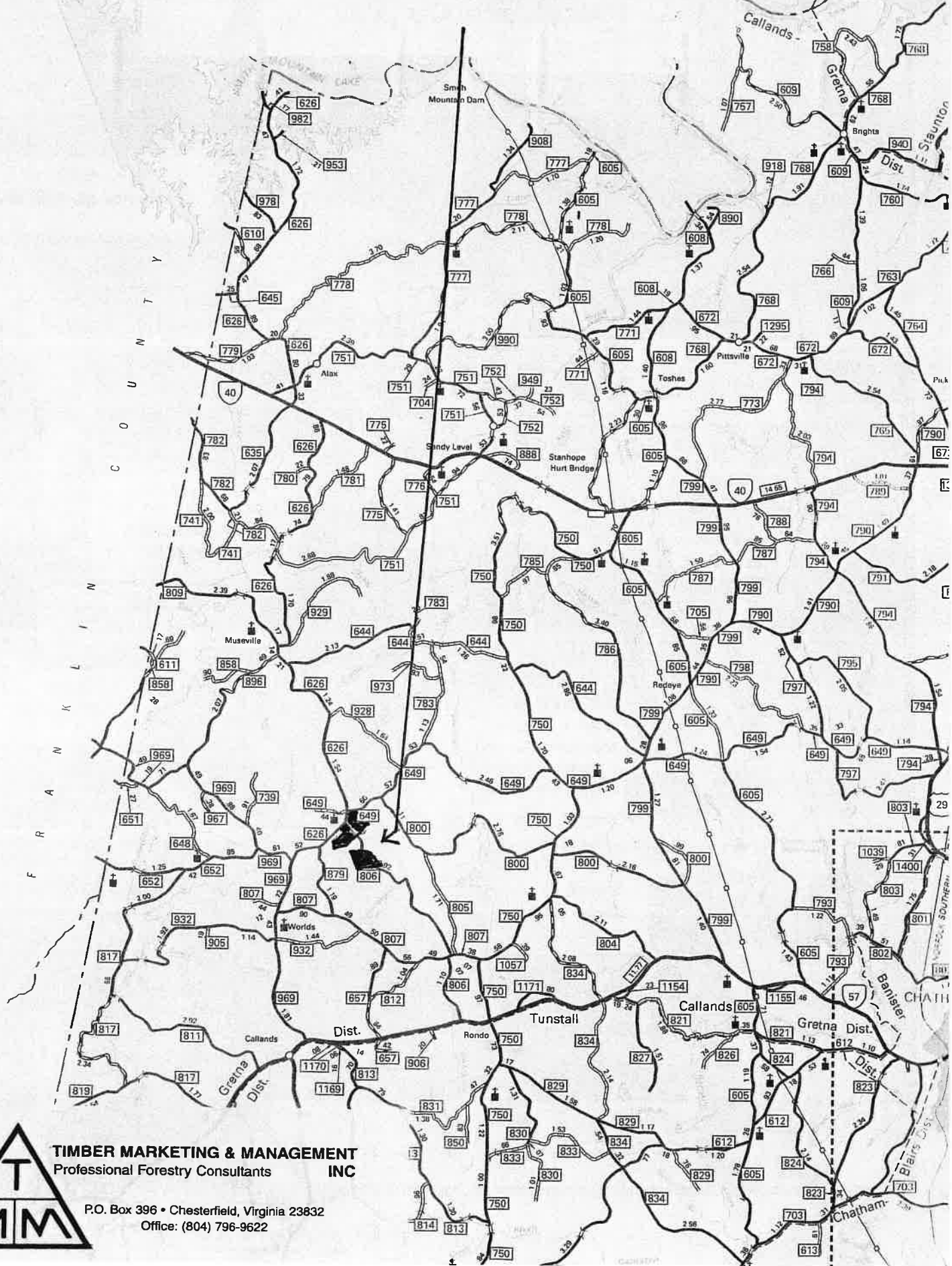
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Location: Pittsylvania County, VA

COOPER PROPERTY

PITTSYLVANIA COUNTY, VA

7/1/34	7/1/41	SECONDARY MILEAGE TABULATION										
89.51	309.08	TYPE	12/31/50	12/31/60	12/31/70	12/31/80	12/31/84	12/31/86	12/31/88	12/31/92	12/31/95	
		HARD SURFACE	388.53	1231.60	618.19	876.66	1083.79	1130.82	1145.94	1109.67	1138.40	1157.75



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