**TIMBER MARKETING & MANAGEMENT INC.***Professional Forestry Consultants*

P.O. Box 396

Chesterfield, VA 23832

Ph (804) 796-9622

Fax (804) 796-9693

www.tmmva.com

Sale Date:	June 27, 2024
Time:	12:00 p.m. - Noon
Day:	Thursday
Total Vol./Acre:	14,990 B. F.
Pine Vol/Tree:	110 B. F.
Hdwd. Vol/Tree:	295 B. F.

**CLEAR- CUT SALE
EXCEPTIONAL QUALITY HARDWOOD
EXCELLENT ACCESS**

Having been employed by JCM III LLC we offer for sale all merchantable timber on **26 +/- acres** and the blue marked timber only on **3 +/- acres** (SMZ's and 75' road buffer) in **Powhatan County, Virginia** and as shown on the attached map.

PULPWOOD

We made a 10% plot cruise of the pulpwood-size trees to be harvested. Our estimate of their volume is:

<u>Pulpwood</u>	<u>Cords</u>	<u>Tons</u>
Soft Hardwood	38	106
Hard Hardwood	<u>42</u>	<u>118</u>
Total:	80	224

SAWTIMBER

We made a 100% tree count of the sawtimber-size trees to be harvested. Our estimate of their volume is:

<u>Sawtimber</u>	<u>Total</u>
White Oak	171,500
Northern Red Oak	71,800
Poplar	61,400
Red Oak	60,200
Hickory	16,500
Gum	5,100
Loblolly Pine	1,200
Beech	700
Maple	700
Virginia Pine	<u>600</u>
Total:	389,700 BF Int 1/4" Scale

VENEER

Included in the volumes are high quality trees that, from our review, will be of high enough quality that a veneer cut can be obtained. The veneer volume is estimated to be:

White Oak	7,696	BF Doyle Scale
Red Oak	770	BF Doyle 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 buyer is required to have commercial insurance coverage including \$1,000,000 in General Liability coverage as well as adequate Workman's Compensation coverage for the entire duration of the timber harvest.
2. A period of time of **12 months** will be allowed to cut and remove the timber.
3. 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 and 75' road buffer.
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 office@tmmva.com Bids must be made on a lump-sum basis and must be received at this address no later than the posted bid date and time as shown on the cover. Closing shall take place within 30 days of bid acceptance.

There will be no scheduled show trip of the tract; however, you may call and set an appointment or you may inspect the property at your own leisure.

An electronic copy of this sale notice, including maps and volumes, is available for download and viewing on our website at www.tmmva.com under the Timber Sale Notices section.

Sincerely,
Timber Marketing & Management, Inc.



Andrew J. Lindberg, Vice President
804-796-9622 (office)
804-338-8436 (mobile)



Jack Whitworth
Assistant Area Manager, Forester
804-796-9622 (office)
804-356-3566 (mobile)

JCM III LLC - Powhatan Lakes Road

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: 10.0%
 Sawtimber Cruise: 100.0%
 Veneer Cruise: 100.0%

Cruise Date: Thursday, May 30, 2024
 Owner's Name: JCM III
 County/State: Powhatan County, VA
 Acreage: 26+/-
 Cruise Type: Tree Count
 Harvest Type: Clear Cut
 Total BF/Acre: 14,990
 Pine Vol/Tree: 110.4
 Hardwood Vol/Tree: 295.4

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			190		7	240		9
8			130		10	130		10
10			100		13	90		12
12			10		2	40		8
14			20		5	10		3
Total			450		38	510		42

Beech - Sawtimber International 1/4 Scale

DBH	Number of Logs					# Trees	Volume	% of Total
	1-Log	2-Log	3-Log	4-Log	5-Log			
12	2					2	0.1	15.5%
14	3					3	0.2	34.5%
16	1					1	0.1	15.5%
18		1				1	0.2	34.4%
Total	6	1				7	0.7	

Gum - Sawtimber International 1/4 Scale

DBH	Number of Logs					# Trees	Volume	% of Total
	1-Log	2-Log	3-Log	4-Log	5-Log			
12	13					13	0.7	14.3%
14	3	13				16	2.1	40.8%
16	1	4	1			6	1.1	22.1%
18		2	2			4	1.2	22.9%
Total	17	19	3			39	5.1	

Hickory - Sawtimber International 1/4 Scale

DBH	Number of Logs					# Trees	Volume	% of Total
	1-Log	2-Log	3-Log	4-Log	5-Log			
12	24					24	1.3	8.2%
14	4	21				25	3.3	20.0%
16	5	11	3			19	3.4	20.7%
18	1	9	3			13	3.4	20.5%
20		6	4			10	3.6	21.8%
22		1	2			3	1.4	8.8%
Total	34	48	12			94	16.5	

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	2					2	0.1	5.8%
12		3				3	0.3	22.4%
14			2			2	0.4	30.2%
16			2			2	0.5	41.6%
Total	2	3	4			9	1.2	

Maple - Sawtimber International 1/4 Scale

DBH	Number of Logs					# Trees	Volume	% of Total
	1-Log	2-Log	3-Log	4-Log	5-Log			
12	1					1	0.1	8.6%
14	1					1	0.1	12.7%
16	2					2	0.2	34.4%
18	2					2	0.3	44.2%
Total	6					6	0.7	

JCM III LLC - Powhatan Lakes Road

Timber Marketing & Management, Inc.

Cruise Date: Thursday, May 30, 2024
 Owner's Name: JCM III
 County/State: Powhatan County, VA

Northern Red Oak - Sawtimber International 1/4 Scale

Number of Logs								
DBH	1-Log	2-Log	3-Log	4-Log	5-Log	# Trees	Volume	% of Total
12	8					8	0.4	0.6%
14	8	8				16	1.8	2.5%
16	5	18				23	4.0	5.5%
18	5	30	7			42	10.5	14.6%
20	4	31	7			42	13.4	18.7%
22	3	25	11			39	16.1	22.5%
24		13	8			21	11.2	15.7%
26		7	2			9	5.4	7.6%
28		4	3			7	5.3	7.4%
30		2	1			3	2.6	3.6%
32		1				1	0.9	1.2%
Total	33	139	39			211	71.8	

Virginia Pine - Sawtimber International 1/4 Scale

Number of Logs								
DBH	1-Log	2-Log	3-Log	4-Log	5-Log	# Trees	Volume	% of Total
10	1					1	0.0	5.6%
12	1	6				7	0.6	94.4%
Total	2	6				8	0.6	

White Oak - Sawtimber International 1/4 Scale

Number of Logs								
DBH	1-Log	2-Log	3-Log	4-Log	5-Log	# Trees	Volume	% of Total
12	52					52	2.9	1.7%
14	13	53				66	8.6	5.0%
16	9	76	17			102	19.8	11.5%
18	7	69	24			100	26.2	15.3%
20	7	69	35			111	37.9	22.1%
22	1	66	33			100	43.2	25.2%
24	3	18	16			37	19.5	11.4%
26		12	7			19	12.1	7.0%
28		1				1	0.7	0.4%
30		1				1	0.8	0.4%
Total	92	365	132			589	171.5	

Poplar - Sawtimber International 1/4 Scale

Number of Logs								
DBH	1-Log	2-Log	3-Log	4-Log	5-Log	# Trees	Volume	% of Total
12	23					23	1.3	2.1%
14	4	23				27	3.6	5.8%
16	1	17	23			41	9.2	15.0%
18	1	15	27			43	12.9	21.1%
20	1	5	14			20	7.7	12.6%
22	1	4	15			20	9.7	15.8%
24		4	10	1		15	9.1	14.8%
26		1	6	1		8	6.1	9.9%
28			2			2	1.8	2.9%
Total	31	69	97	2		199	61.4	

Red Oak - Sawtimber International 1/4 Scale

Number of Logs								
DBH	1-Log	2-Log	3-Log	4-Log	5-Log	# Trees	Volume	% of Total
12	10					10	0.6	0.9%
14	8	10				18	2.1	3.4%
16	1	17	1			19	3.6	6.0%
18	3	23	7			33	8.5	14.1%
20	4	13	4			21	6.5	10.8%
22	2	11	10			23	10.0	16.6%
24	1	10	11			22	12.0	20.0%
26		3	6			9	6.3	10.4%
28		3	6			9	7.4	12.3%
30		2				2	1.5	2.5%
32		2				2	1.7	2.9%
Total	29	94	45			168	60.2	

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 County/State: Powhatan County, VA

Sawtimber Volume by Timber Type

Timber Type	# Trees	Volume	Avg BF/Tree	% of Total
Hardwood	1,313	387.9	295.4	99.5%
Pine	17	1.9	110.4	0.5%
Total	1,330	389.7	293.0	

Sawtimber Volume by DBH

DBH	# Trees	Volume	Avg BF/Tree	% of Total
10	3	0.1	36.0	0.0%
12	143	8.3	58.3	2.1%
14	174	22.1	126.9	5.7%
16	215	42.0	195.4	10.8%
18	238	63.2	265.6	16.2%
20	204	69.2	339.0	17.7%
22	185	80.4	434.8	20.6%
24	95	51.9	546.5	13.3%
26	45	29.9	663.8	7.7%
28	19	15.2	798.7	3.9%
30	6	4.8	806.7	1.2%
32	3	2.6	870.0	0.7%
Total	1,330	389.7	293.0	

Sawtimber Volume by Species

Species	# Trees	Volume	Avg BF/Tree	% of Total
Beech	7	0.7	103.0	0.2%
Gum	39	5.1	130.9	1.3%
Hickory	94	16.5	175.3	4.2%
Loblolly Pine	9	1.2	136.9	0.3%
Maple	6	0.7	108.5	0.2%
Northern Red Oak	211	71.8	340.2	18.4%
Poplar	199	61.4	308.7	15.8%
Red Oak	168	60.2	358.2	15.4%
Virginia Pine	8	0.6	80.5	0.2%
White Oak	589	171.5	291.2	44.0%
Total	1,330	389.7	293.0	

Red Oak - Veneer Doyle (Butt Log Scale)

DBH	Butt Log Length								# Logs	Volume	% of Total
	8'	10'	12'	14'	16'	18'	20'	22'			
18			1						1	69	9.0%
22	1				1				2	295	38.3%
24		1							1	160	20.8%
28			1						1	246	31.9%
Total	1	1	2		1				5	770	

White Oak - Veneer Doyle (Butt Log Scale)

DBH	Butt Log Length								# Logs	Volume	% of Total
	8'	10'	12'	14'	16'	18'	20'	22'			
18	3	1							4	214	2.8%
20	8	2	2						12	1,110	14.4%
22	9	8	5		3				25	3,161	41.1%
24	5	4	2		1				12	1,928	25.1%
26	1	3	1		1				6	1,283	16.7%
Total	26	18	10		5				59	7,696	

Veneer Tag List

Tag	Species	DBH	Butt Log Length
G1	White Oak	18	8'
G10	White Oak	24	16'
G11	White Oak	26	16'
G12	White Oak	26	12'
G13	White Oak	22	8'
G14	White Oak	22	8'
G15	White Oak	20	10'
G16	White Oak	22	8'
G17	White Oak	20	10'
G18	White Oak	20	12'
G19	White Oak	22	10'
G2	White Oak	24	8'
G20	White Oak	22	8'
G21	White Oak	22	10'
G22	White Oak	26	10'
G23	White Oak	20	8'
G3	White Oak	22	8'
G4	White Oak	22	16'
G5	Red Oak	22	8'
G6	White Oak	24	12'
G7	White Oak	22	16'
G8	White Oak	20	8'
G9	White Oak	24	8'
J1	Red Oak	18	12'
J10	White Oak	22	10'
J11	White Oak	18	10'
J12	White Oak	18	8'
J13	White Oak	22	8'
J14	White Oak	24	8'

JCM III LLC - Powhatan Lakes Road

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Cruise Date: Thursday, May 30, 2024
 Owner's Name: JCM III
 County/State: Powhatan County, VA

J15	White Oak	22	12'
J17	White Oak	22	10'
J18	Red Oak	22	16'
J19	White Oak	22	10'
J2	White Oak	26	10'
J20	White Oak	26	10'
J21	Red Oak	28	12'
J3	White Oak	24	12'
J4	White Oak	20	8'
J5	White Oak	22	12'
J6	White Oak	22	8'
J6	White Oak	22	12'
J7	White Oak	26	8'
J8	White Oak	22	8'
J9	White Oak	22	16'
R1	White Oak	22	12'
R10	White Oak	24	10'
R11	White Oak	20	8'
R12	White Oak	22	12'
R13	White Oak	24	10'
R14	White Oak	20	8'
R15	White Oak	20	12'
R16	White Oak	22	10'
R17	White Oak	22	10'
R18	White Oak	22	8'
R19	Red Oak	24	10'
R2	White Oak	20	8'
R20	White Oak	20	8'
R3	White Oak	24	10'
R4	White Oak	22	10'
R5	White Oak	24	8'
R6	White Oak	24	8'
R7	White Oak	24	10'
R8	White Oak	20	8'
R9	White Oak	18	8'

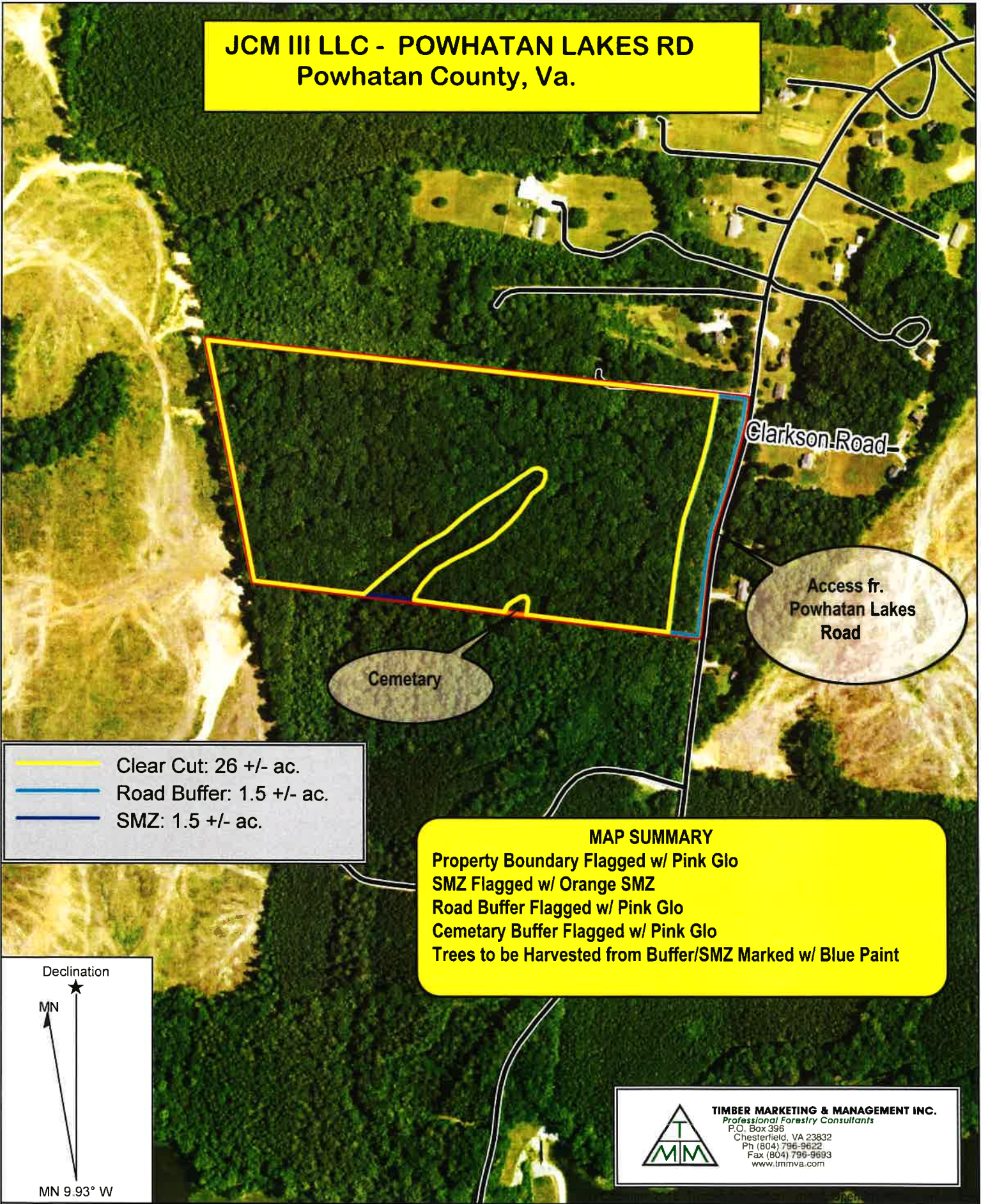
Veneer Volume by DBH

DBH	# Trees	Volume	Avg BF/Log	% of Total
18	5	283	56.6	3.3%
20	12	1,110	92.5	13.1%
22	27	3,456	128.0	40.8%
24	13	2,088	160.6	24.7%
26	6	1,283	213.8	15.2%
28	1	246	246.0	2.9%
Total	64	8,466	132.3	

Veneer Volume by Species

Species	# Trees	Volume	Avg BF/Log	% of Total
Red Oak	5	770	154.0	9.1%
White Oak	59	7,696	130.4	90.9%
Total	64	8,466	132.3	

JCM III LLC - POWHATAN LAKES RD
Powhatan County, Va.



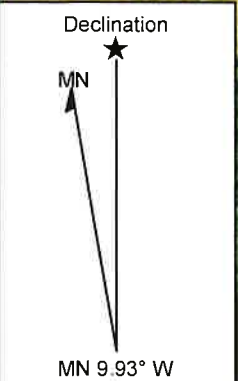
Clarkson Road

Access fr.
Powhatan Lakes
Road

Cemetery

- Clear Cut: 26 +/- ac.
- Road Buffer: 1.5 +/- ac.
- SMZ: 1.5 +/- ac.

MAP SUMMARY
Property Boundary Flagged w/ Pink Glo
SMZ Flagged w/ Orange SMZ
Road Buffer Flagged w/ Pink Glo
Cemetery Buffer Flagged w/ Pink Glo
Trees to be Harvested from Buffer/SMZ Marked w/ Blue Paint

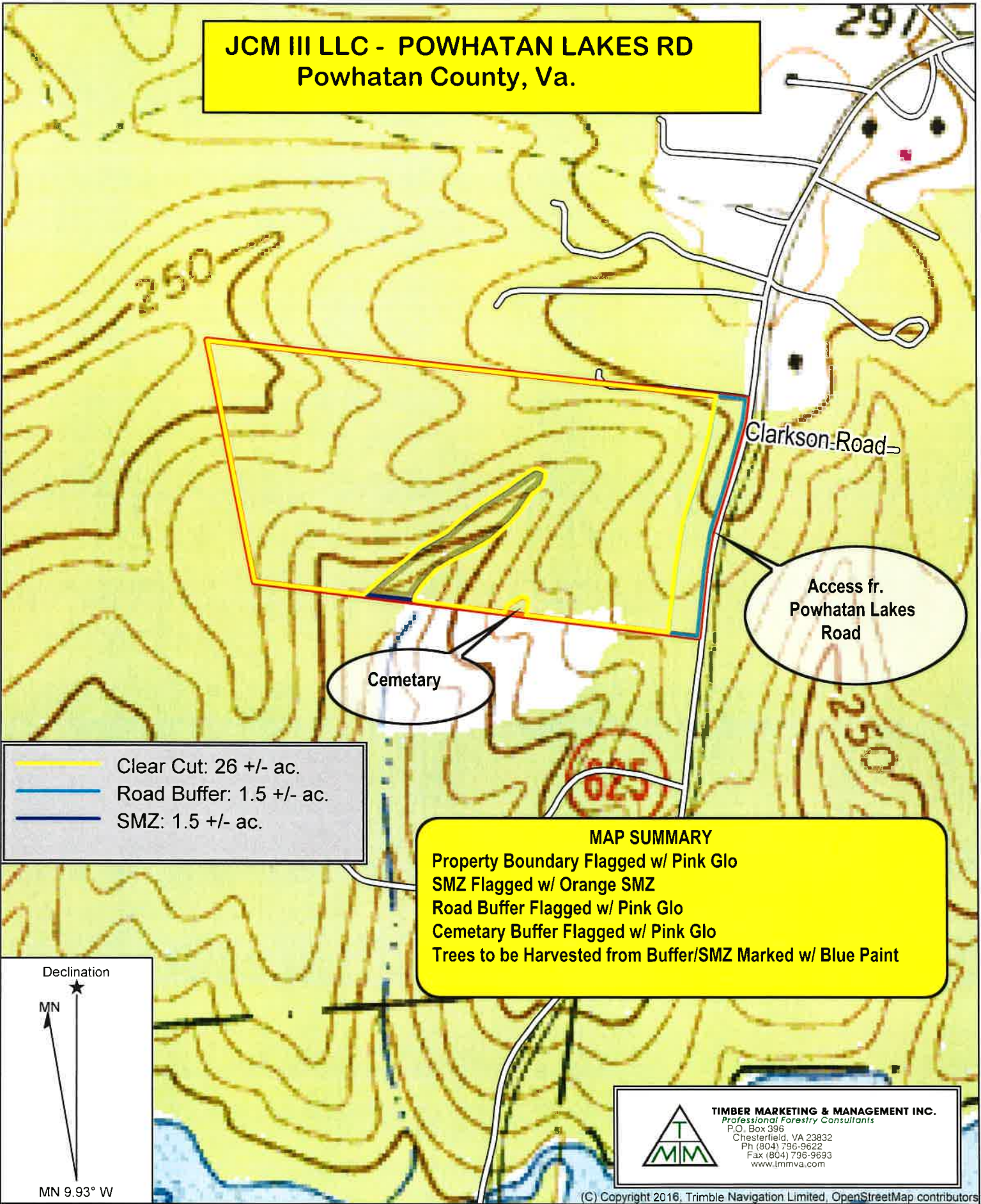


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Name: POWHATAN NW, VA
Date: 05/31/24
Scale: 1 inch = 400 ft.

Location: 037° 34' 53.5922" N, 077° 59' 36.5325" W
JCM III LLC - POWHATAN LAKES RD - Powhatan County, Va.

JCM III LLC - POWHATAN LAKES RD
Powhatan County, Va.



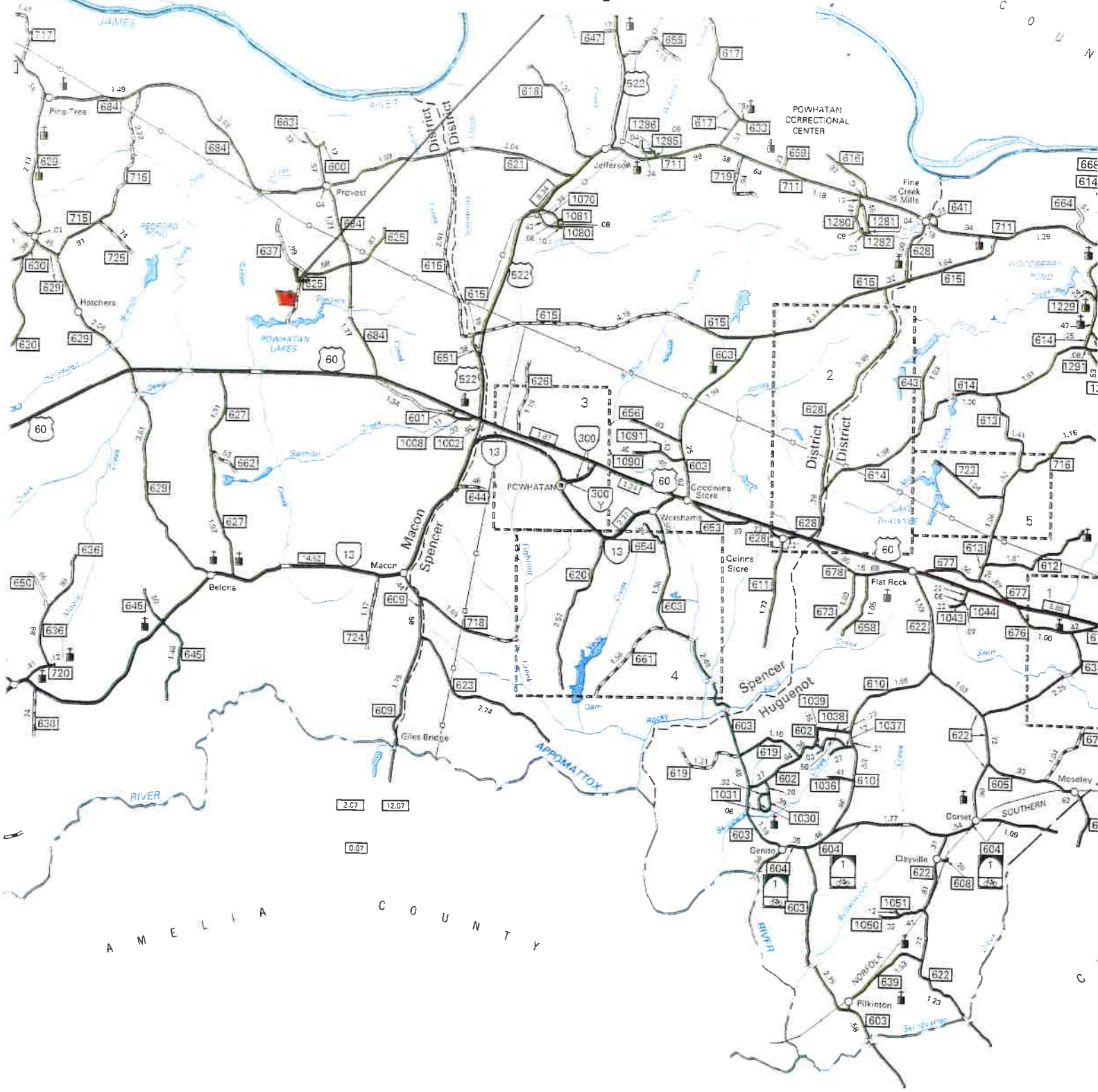
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JCM III LLC - POWHATAN LAKES RD - Powhatan County, Va.

JCM III LLC – POWHATAN LAKES RD

Powhatan County, Va.



A M E L I A C O U N T Y



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