

SOLICITATION OF BIDS FOR STANDING WALNUT TIMBER

OWNER: David O'Neil

LOCATION: Pike County, Missouri (Township 52N, Range 1E, Section 33), approximately 10 miles east of Eolia.

ACRES: Marked timber is located on approximately 12 acres.

BID SUBMISSION DEADLINE: Friday, January 22nd, 2021, at 3:00 PM.

BID OPENING LOCATION: Heartland Forest Consulting LLC main office, 205 S. Main St., Ashland, MO.

TIMBER DESCRIPTION

The timber offered for sale is marked with **BLUE** paint at 4.5 to 6.0 feet above the ground and on the stump. Merchantable trees are marked with a DOT and numbers from 1-40.

<u>Species</u>	<u>Number of Trees</u>	<u>Veneer Volume</u>	<u>3SC Volume</u>	<u>Sawlog Volume</u>	<u>Total Volume (Doyle)</u>
Black walnut	40	655	685	6,160	7,500

Volumes are considered estimates and are not guaranteed. Deductions were made for defects visible in the field. More detailed volume information is available on the MFPA Online Timber Sale website (<http://www.moforest.org>), or by contacting Chris Lohmann at (573) 825-8252 or chris@hlforest.com.

PROPERTY ACCESS: Potential bidders are encouraged to view the timber and satisfy themselves as to the quantity and quality of the timber. Buyer may visit the property at their convenience to view site and inspect timber; **however, please contact Chris Lohmann at (573) 825-8252 prior to visiting the property so the landowner and lease hunters can be contacted to make sure no one is out deer hunting.**

PROPERTY BOUNDARIES: The northern property boundary is not marked. The western property boundary is a woven wire fence. The eastern boundary is marked by a couple T-posts. The property to the east is in corn stubble.

DIRECTIONS TO PROPERTY:

From Eolia: Follow W. Hill St./State Hwy. H approximately 6.2 miles. Turn right (south) onto State Hwy. W and follow approximately 2.9 miles. Turn right (west) onto Hall Road/Pike 221. Follow approximately 0.5 mile to the property entrance on the right, just past the bridge.

From Elsberry: Follow MO-79 north approximately 2.0 miles. Turn left (west) onto MO-CC and follow approximately 6.5 miles. Continue straight onto State Hwy. W for 0.1 mile then turn right to stay on State Hwy. W. Follow approximately 0.6 mile and turn left (west) onto Hall Road/Pike 221. Follow approximately 0.5 mile to the property entrance on the right, just past the bridge.

SALE TERMS

Payments. Bids are to be submitted on a lump-sum basis. Full payment at contract signing is expected.

Contract Length & Harvest Timing Restrictions. A 3-month timber sale contract is preferred to allow for spring planting, but can be written for a longer term if needed. Harvesting may begin as soon as a contract is signed and full payment is made.

Best Management Practices. Buyer will be required to follow all state Best Management Practices (BMPs) during the harvest. This includes (but is not limited to) keeping tops and debris out of stream channels, and no skid trails or roads created within 50 feet of stream banks.

Harvest Plan. Adjacent crop fields may be used for skidding and landing areas, provided no crops have been planted yet. Most trees are close to the field edges. All logging slash and debris **MUST** be removed from all crop fields and back into the timber before the completion of the timber harvest. See the attached map.

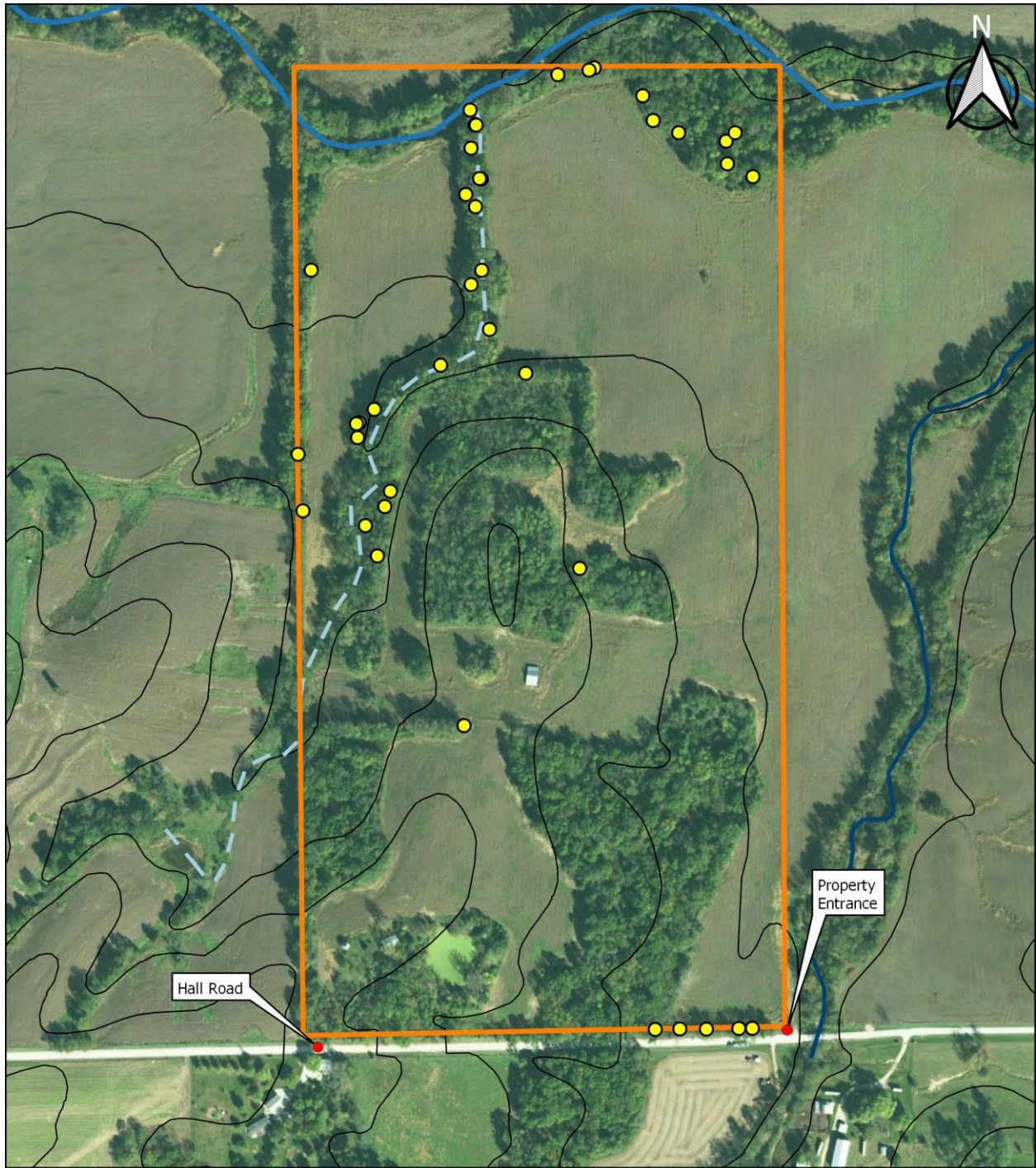
BID INSTRUCTIONS

Bids are to be submitted on a lump-sum basis. Bids may be submitted in one of the following ways:

1. Sealed bids are preferred, either hand-delivered or mailed to 205 S. Main St., Ashland, MO, 65010, and should be submitted in sealed envelope marked: Timber Bid: O'NEIL Timber Sale.
2. Bids may be emailed to chris@hlforest.com with "O'NEIL Timber Sale" in the subject line.

No phone, fax, or verbal bids will be accepted. Bids will be received until **Friday, January 22nd, 2021**, at **3:00 PM**. Bid opening will be shortly after, at 205 S. Main St., Ashland, MO. Landowners reserve the right to reject any and all bids. The winning bidder will be expected to sign a written sale contract within 10 business days of notification of winning bid.

O'NEIL TIMBER SALE MAP



LEGEND

- Walnut Trees
- Intermittent Streams
- ▭ Property Boundary
- Guinns Creek
- 20' Contours
- Killdergen Creek



TIMBER BID FORM
O'NEIL Timber Sale

Name: _____

Company: _____

Address: _____

Telephone: _____

Email: _____

Professional Timber Harvester training? YES NO Master Logger Certification? YES NO

I hereby make a firm bid of:

Amount of Bid: \$ _____

I agree that I have read and understand the terms of the sale as outlined in the Bid Solicitation Form, and that if my bid is accepted, I will be responsible for entering into a timber sale contract and making payment to the landowners in exchange for the marked timber.

Signature: _____

Submit bid to:

Heartland Forest Consulting, LLC
Chris Lohmann
205 S. Main St.
Ashland, MO 65010
ATTN: Timber Bid: O'NEIL Timber Sale

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