

## SOLICITATION OF BIDS FOR STANDING TIMBER

OWNER: Eric & Cindy Petershagen

LOCATION: Miller County, Missouri (T39N, R12W, Sections 34 & 35, T38N, R12W, Sections 2 & 3), approximately 6 miles east of Iberia. The property address is 114 Crabtree Lane, Iberia, MO.

ACRES: Marked timber is located on approximately 230 acres.

BID SUBMISSION DEADLINE: Friday, January 29<sup>th</sup>, 2021, at 3:30 PM.

BID OPENING LOCATION: Heartland Forest Consulting LLC 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.

Species	Number of Trees	Volume (Doyle Scale)	Volume (Int'l Scale)
<b>Walnut</b>	320	53,320	68,465
<b>Black oak</b>	714	106,230	137,010
<b>White oak</b>	415	65,680	82,865
<b>Northern red oak</b>	120	22,570	28,170
<b>Misc. white oak group</b>	130	13,345	17,655
<b>Misc. red oak group</b>	35	5,255	6,705
<b>Sycamore</b>	93	31,435	37,240
<b>Other hardwoods</b>	266	23,110	31,575
<b>TOTAL</b>	2,093	320,945	409,685

*The white oak Doyle volume estimate includes an estimated 4,910 board feet of staves. The walnut Doyle volume estimate includes 5,980 board feet of veneer and 3,920 board feet of 3-side-clear. "Other hardwoods" includes elm, honeylocust, hickory, boxelder, hackberry, ash, cottonwood, cherry, and sassafras.*

In addition to the above:

- **333** trees marked with a SLASH are considered pulpwood/biomass and have an estimated weight of **150** tons.
- **162** trees marked with an "X" that are considered non-merchantable and may be cut at Purchaser's discretion.

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](mailto: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. Buyers may visit the property at their convenience to view site and inspect timber. **However, the property entrance is locked gate. Please contact Chris Lohmann at (573) 825-8252 in advance so that gate can be opened up.**

PROPERTY BOUNDARIES: Property boundaries are fenced.

**DIRECTIONS:** From Iberia, travel east on MO-42 for approximately 2.3 miles. Turn right (southeast) onto Hwy BB and follow approximately 3.8 miles. Turn right (south) onto Crabtree Lane. Follow Crabtree Lane to the property at the end of the road.

#### **SALE TERMS**

**Payments.** Bids are to be submitted on a lump-sum basis. Payment terms: 20% down at contract signing, 40% due within 60 days or prior to moving equipment on property and beginning harvest (whichever occurs first), 40% due within 60 days of second payment. Alternate payment schedule may be negotiated.

**Contract Length & Harvest Timing Restrictions.** An 1-year timber sale contract is preferred, but may be written for a longer term if needed. No harvesting may occur during the fall firearms deer season, November 13-23, 2021.

**Best Management Practices.** Buyer will be required to follow all state Best Management Practices (BMPs) during the harvest.

**Harvest Plan.** The edges of fields may be used for landing areas (fields are currently in hay). Proposed primary skid trails are shown on the attached map. Some of the proposed trails are existing ATV trails. The owners prefer that timber be cut north of Atwell Creek first.

#### **BID INSTRUCTIONS**

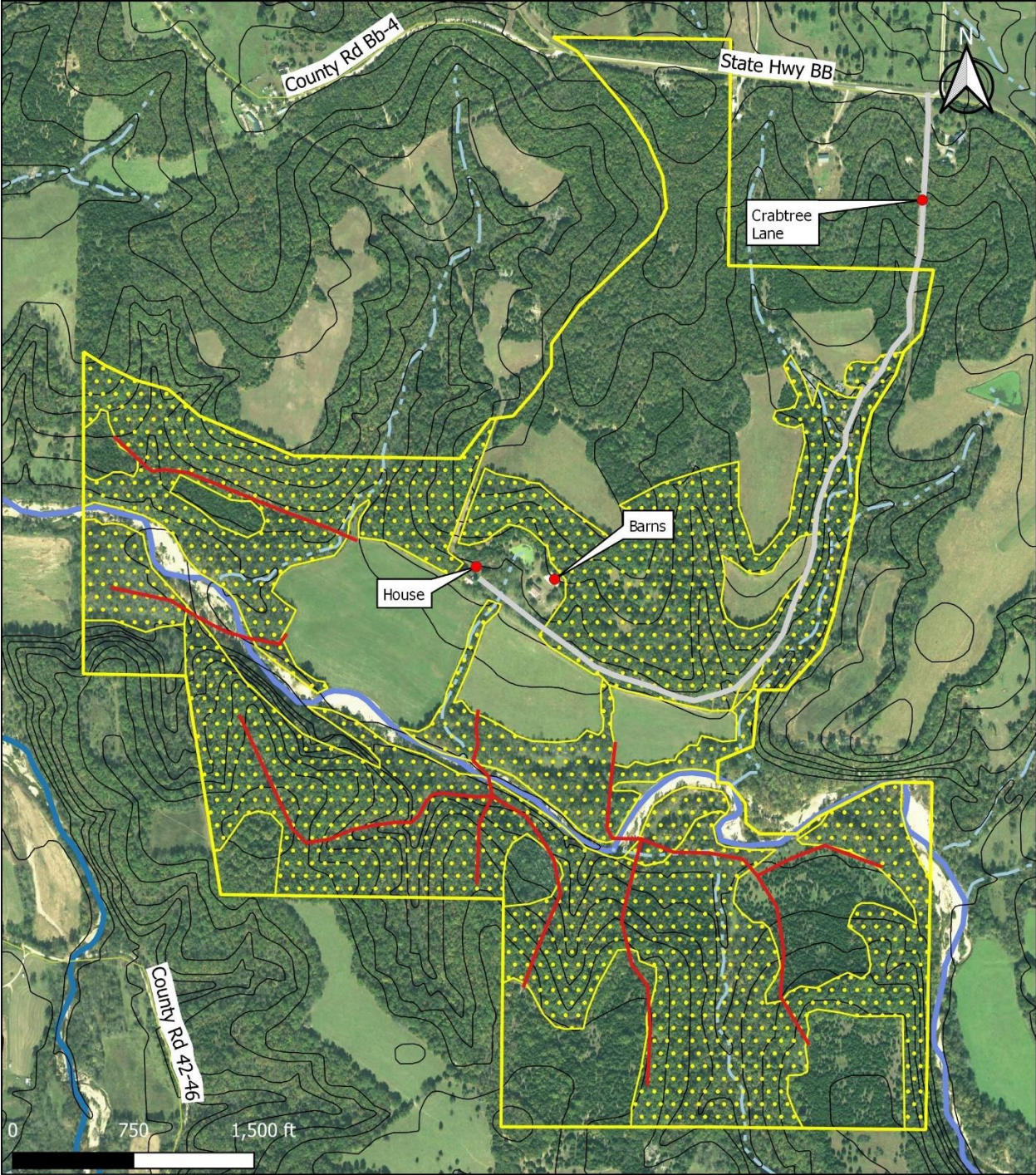
Bids are to be submitted on a lump-sum basis. Bids may be submitted in one of the following ways:

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: PETERSHAGEN Timber Sale.
2. Bids may be emailed to [chris@hlforest.com](mailto:chris@hlforest.com) with "PETERSHAGEN Timber Sale" in the subject line.

No phone, fax, or verbal bids will be accepted. Bids will be received until **Friday, January 29<sup>th</sup>, 2021, at 3:30 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.



# PETERSHAGEN TIMBER SALE MAP



**LEGEND**

Property Boundary	Atwell Creek	Crabtree Lane
20' Contours	Little Tavern Creek	Proposed Skid Trail
Marked timber	Intermittent Streams	Imagery: 2018 NAIP



TIMBER BID FORM  
PETERSHAGEN 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: PETERSHAGEN Timber Sale

Bids will be received until Friday, January 29<sup>th</sup>, 2021, at 3:30 PM.