



# Stuckey Timberland, Inc.

555 HAWKINSVILLE HIGHWAY  
P.O. BOX 577  
EASTMAN, GEORGIA 31023-0577  
(478) 374-4776  
[www.stuckeytimberland.com](http://www.stuckeytimberland.com)

January 26, 2018

Dear Sir,

Stuckey Timberland, Inc. is soliciting bids on all merchantable timber on the following described property: A stand of timber containing 178 acres, more or less, lying and being a part of the tract or parcel of land containing 752 acres, more or less, in Land Lots 182 of the 13th Land District Dodge County, Georgia. Attached is a tract map showing the exact location of the timber for sale.

We have made an estimate of the volumes. Our estimate of the volume is:


Pine Pulpwood:	6,638 Tons (includes top wood)
Pine CNS:	7,724 Tons
Pine Sawtimber:	219 Tons
Hardwood Pulpwood:	108 Tons

Since our reputation is at stake, we tallied the number of trees with utmost care and estimated their volume in accordance with the most prevalent scaling practice in the area. Further, we have GPS'd and painted the sale boundaries to represent accurate acres. However, the actual volumes may vary depending on the utilization of each bidder. Logging operations shall be completed in accordance with the Best Management Practices as shown in the Georgia Forestry Commission publications "Recommended Best Management Practices for Forestry in Georgia" and "Best Management Practices for Forested Wetlands in Georgia". All roads and fences must be maintained and restored to original condition when logging is completed. Tops must be kept out of the Restricted Areas. *(There will be a combination lock placed on the gates needed for access. # 4776).* A period of time of 12 months from closing will be allowed to remove the timber.

Said timber will be sold **LUMP SUM SEALED BIDS**. Owner reserves the right to reject any or all bids. Bids should be mailed, FAXED (478-374-2048), called in, emailed ([ken@stuckeytimberland.com](mailto:ken@stuckeytimberland.com)), or taken by: Stuckey Timberland, Inc., P.O. Box 577, 555 Hawkinsville Highway, Eastman, Georgia 31023. Bids must be received at this address not later than **10:00 a.m. on Thursday, February 22, 2018**. The successful bidder will be required to enter into a written contract within 30 days of bid opening. A copy of the contract to be used is available upon request. The total payment will be required at the time of closing.

If you have questions concerning this sale, please contact me at 478-374-4776 or 478-290-7500.

Sincerely,  
Stuckey Timberland, Inc.

  
Ken Eason

16' Merch Ht Stand and Stock Table

<b>Pine</b>
-------------

**Pine**

**Sawtimber**

	<u>Conversion Factors</u>	Tons/MBF:	Doyle	Scribner	Int	Tons/Cunit: 3.61		Avg DBH:	14.3
		Cunit/MFT:	10.26	7.10	5.96	Tons/Cord: 2.80		Avg MerchHt:	43.9
			2.84	1.97	1.65	Cunits/Cord: 0.78			

*Number of Trees With Log Length - Total Tract*

*Total Tract*

Dbh	0.5	1	1.5	2	2.5	3	3.5	4	4.5	5	5.5+	Tot	Tons	Cords	DMBF	Cunits
14		20		139		376						534	505	181	49	140
16						59						59	76	27	8	21
18						20						20	31	11	3	9
<b>14.3</b>		<b>20</b>		<b>139</b>		<b>455</b>						<b>613</b>	<b>613</b>	<b>219</b>	<b>60</b>	<b>170</b>

**Chip-N-Saw**

	<u>Conversion Factors</u>	Tons/MBF:	Doyle	Scribner	Int	Tons/Cunit: 3.61		Avg DBH:	10.4
		Cunit/MFT:	11.38	9.04	7.13	Tons/Cord: 2.80		Avg MerchHt:	43.0
			3.15	2.50	1.97	Cunits/Cord: 0.78			

*Number of Trees With Log Length - Total Tract*

*Total Tract*

Dbh	0.5	1	1.5	2	2.5	3	3.5	4	4.5	5	5.5+	Tot	Tons	Cords	DMBF	Cunits
10		257		4,156		7,857						12,270	5,784	2,066	516	1,602
12		40		396		2,335						2,771	1,940	693	163	537
<b>10.4</b>		<b>297</b>		<b>4,552</b>		<b>10,192</b>						<b>15,040</b>	<b>7,724</b>	<b>2,759</b>	<b>679</b>	<b>2,139</b>

### 16' Merch Ht Stand and Stock Table

Pine

Pulpwood

Dbh	<i>Conversion Factors</i>											Tot	<i>Total Tract</i>			
	0.5	1	1.5	2	2.5	3	3.5	4	4.5	5	5.5+		Tons	Cords	DMBF	Cunits
6				198	8,747							8,945	1,444	516	0	400
8					15,258	574	554					16,386	4,191	1,497	0	1,160
10				119		40	59					218	92	33	0	25
12				20								20	9	3	0	3
14				20								20	12	4	0	3
7.3				356	24,005	613	613					25,588	5,749	2,053	0	1,592
<b>Pine Total</b>																
8.5	317			5,046	24,005	11,261	613					41,242	14,086	5,031	739	3,901
<b>Pine Total</b>																
8.5	317			5,046	24,005	11,261	613					41,242	14,086	5,031	739	3,901

Doyle Scribner Int  
 Tons/Cunit: 3.61  
 Tons/Cord: 2.80  
 Cunits/Cord: 0.78

Avg DBH: 7.3  
 Avg MerchHt: 42.6

16' Merch Ht Stand and Stock Table

Hardwood

Misc. Hwd

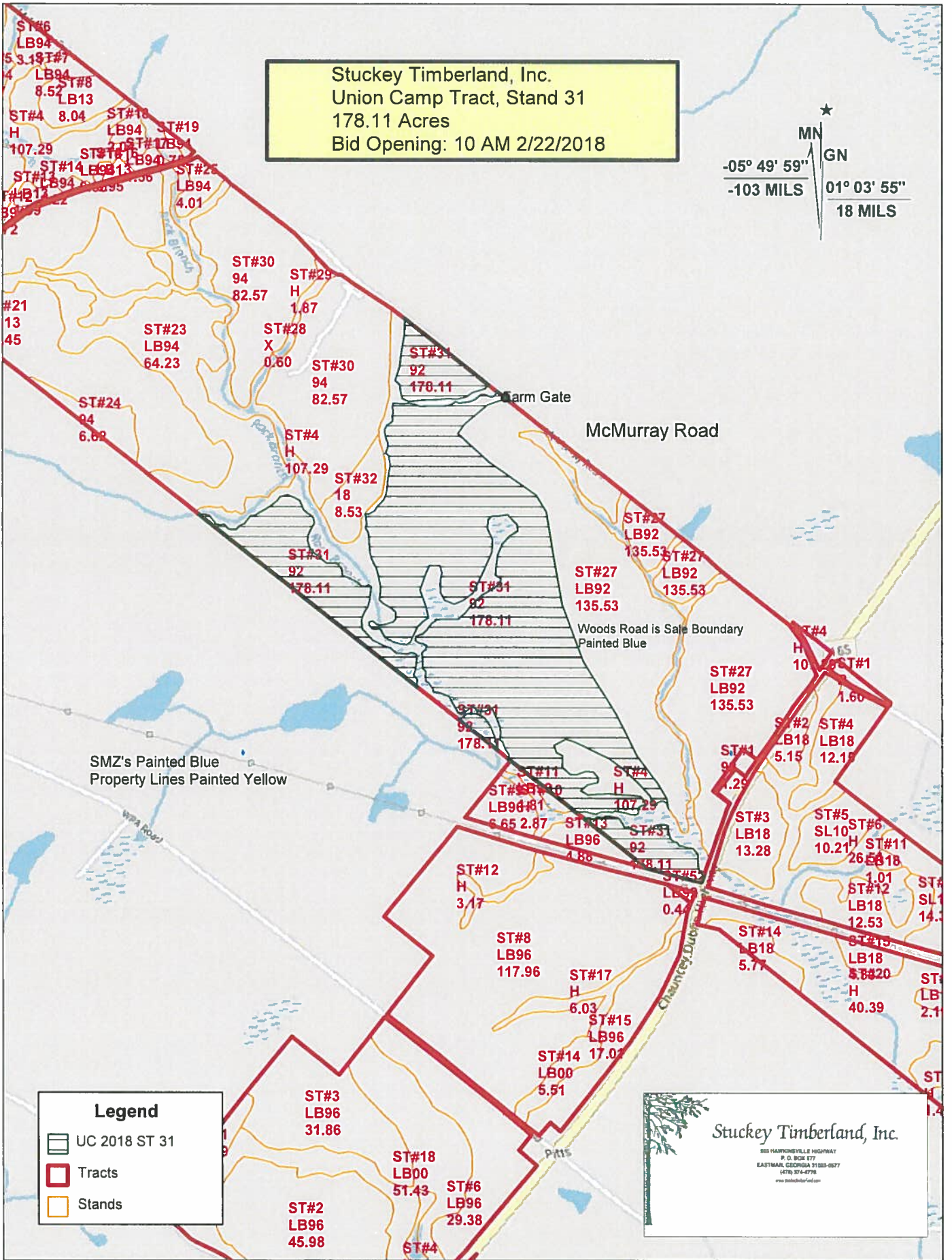
Pulpwood

**Conversion Factors**    *Tons/MBF:*    *Doyle*    *Scribner*    *Int*    *Tons/Cunit: 3.47*    *Avg DBH:*    9.2  
*Cunit/MFT:*    #Div/0!    #Div/0!    #Div/0!    *Tons/Cord: 2.70*    *Avg MerchHt:*    39.9  
*Cunits/Cord: 0.78*

Dbh	Number of Trees With Log Length - Total Tract											Total Tract				
	0.5	1	1.5	2	2.5	3	3.5	4	4.5	5	5.5+	Tot	Tons	Cords	DMBF	Cunits
6				20								20	3	1	0	1
8		20		79		59						158	41	15	0	12
10						20						20	10	4	0	3
12						20						20	15	5	0	4
14						40						40	40	15	0	12
<b>9.2</b>		<b>20</b>		<b>99</b>		<b>139</b>						<b>257</b>	<b>108</b>	<b>40</b>	<b>0</b>	<b>31</b>
<b>Misc. Hwd Total</b>																
<b>9.2</b>		<b>20</b>		<b>99</b>		<b>139</b>						<b>257</b>	<b>108</b>	<b>40</b>	<b>0</b>	<b>31</b>
<b>Hardwood Total</b>																
<b>9.2</b>		<b>20</b>		<b>99</b>		<b>139</b>						<b>257</b>	<b>108</b>	<b>40</b>	<b>0</b>	<b>31</b>
<b>Grand Total</b>																
<b>8.5</b>		<b>336</b>		<b>5,145</b>	<b>24,005</b>	<b>11,399</b>	<b>613</b>					<b>41,500</b>	<b>14,194</b>	<b>5,071</b>	<b>739</b>	<b>3,932</b>

Stuckey Timberland, Inc.  
 Union Camp Tract, Stand 31  
 178.11 Acres  
 Bid Opening: 10 AM 2/22/2018

MN  
 GN  
 -05° 49' 59"  
 -103 MILS  
 01° 03' 55"  
 18 MILS



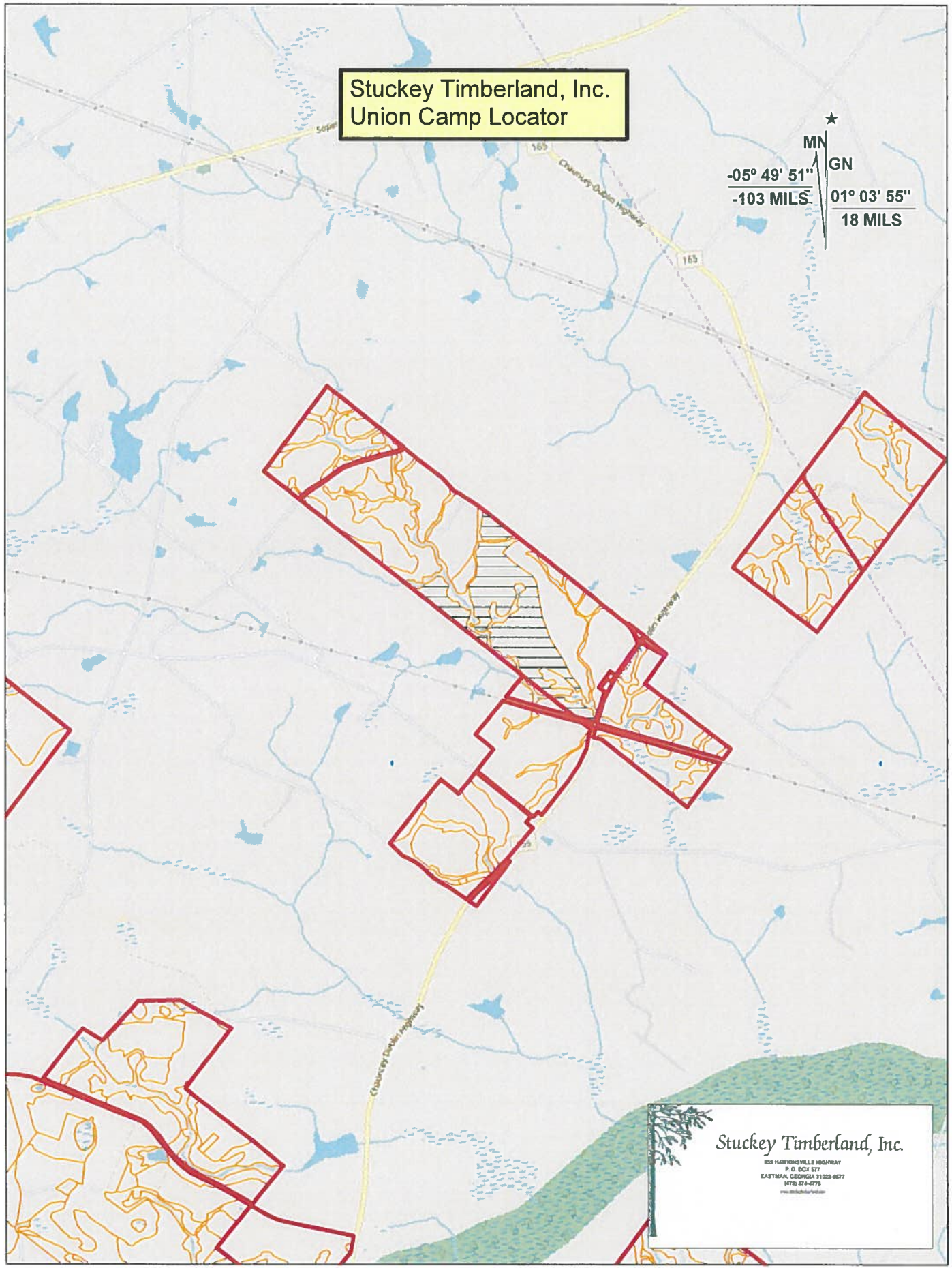
**Legend**


- UC 2018 ST 31
- Tracts
- Stands

**Stuckey Timberland, Inc.**  
888 HARRISONVILLE HIGHWAY  
 P. O. BOX 877  
 EASTMAN, GEORGIA 31023-0877  
 (478) 374-4776  
 www.stuckeytimberland.com

Stuckey Timberland, Inc.  
Union Camp Locator

★  
MN  
GN  
-05° 49' 51"  
-103 MILS  
01° 03' 55"  
18 MILS



**Stuckey Timberland, Inc.**  
855 HAWKINSVILLE HIGHWAY  
P. O. BOX 577  
EASTMAN, GEORGIA 31025-0577  
(478) 324-4775  
www.stuckeytimber.com

2 km  
2 mi