

# SFMC

## Southern Forest Management Consultants, Inc. *Managing Tomorrow's Forest Today!*

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RANDY GIDDENS, President  
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Mr. Hunt Sanders  
88 Sandhammock Lake Rd  
Tifton, Ga. 31794

Dear Mr. Sanders:

At your request, we have completed the timber cruise and valuation of the timber and trees on property located in Bleckley County. The tract is identified as parcel 26, map 29. The purpose of this timber report is to provide you with a current appraisal of the fair market value of merchantable timber. No pre-merchantable trees were found. The effective date of this value estimate is January 26, 2021.

After a thorough investigation of the market for the subject and consideration of the pertinent factors affecting the value of the timber and trees, the final estimate of value is as follows: *(rounded)*

Block A \$34,647.00  
Block B \$74,561.00

The merchantable trees are above average loblolly planted pines that have been thinned. Access for harvesting is slightly above average, other factors such as quality, vol. per acre would be slightly above average. The per ton unit prices are reflective of the current timber market. Please see enclosed information for a detailed determination of value. We appreciate the opportunity to prepare this timber valuation and hope that you will call if you have any questions.

Sincerely,  
Southern Forest Management Consultants, Inc.

*Randy Giddens*  
Ga. Reg. For. #1852

Timber Sales • Reforestation  
Forest Appraisals • Forest Management



Stewardship Plans • Management Plans  
Wildlife Management • Timberland Acquisitions

HUNT SANDERS - OLD FIELD BLOCK A  
 BLECKLEY COUNTY  
 EFFECTIVE DATE: JANUARY 26, 2021  
 +/- 16.0 TIMBERED ACRES

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**MERCHANTABLE TIMBER**

Description	Tons	Unit Value	Value
<i>TIMBER PRODUCTS</i>			
Pine Pulpwood	232	\$12.00	\$2,784.00
Pine Chip-n-saw	1,034	\$21.50	\$22,231.00
Pine Sawtimber	344	\$28.00	\$9,632.00
Pine Poles	0	\$0.00	\$0.00
Hardwood Pulpwood	0	\$0.00	\$0.00
Hardwood Palletwood	0	\$0.00	\$0.00
Oak	0	\$0.00	\$0.00
Poplar	0	\$0.00	\$0.00
Misc	0	\$0.00	\$0.00
Total Timber	16.00 Acres		\$34,647.00
<i>Tons per acre :</i>	100.6		
<i>\$ Per Acre</i>	\$2,165.4		

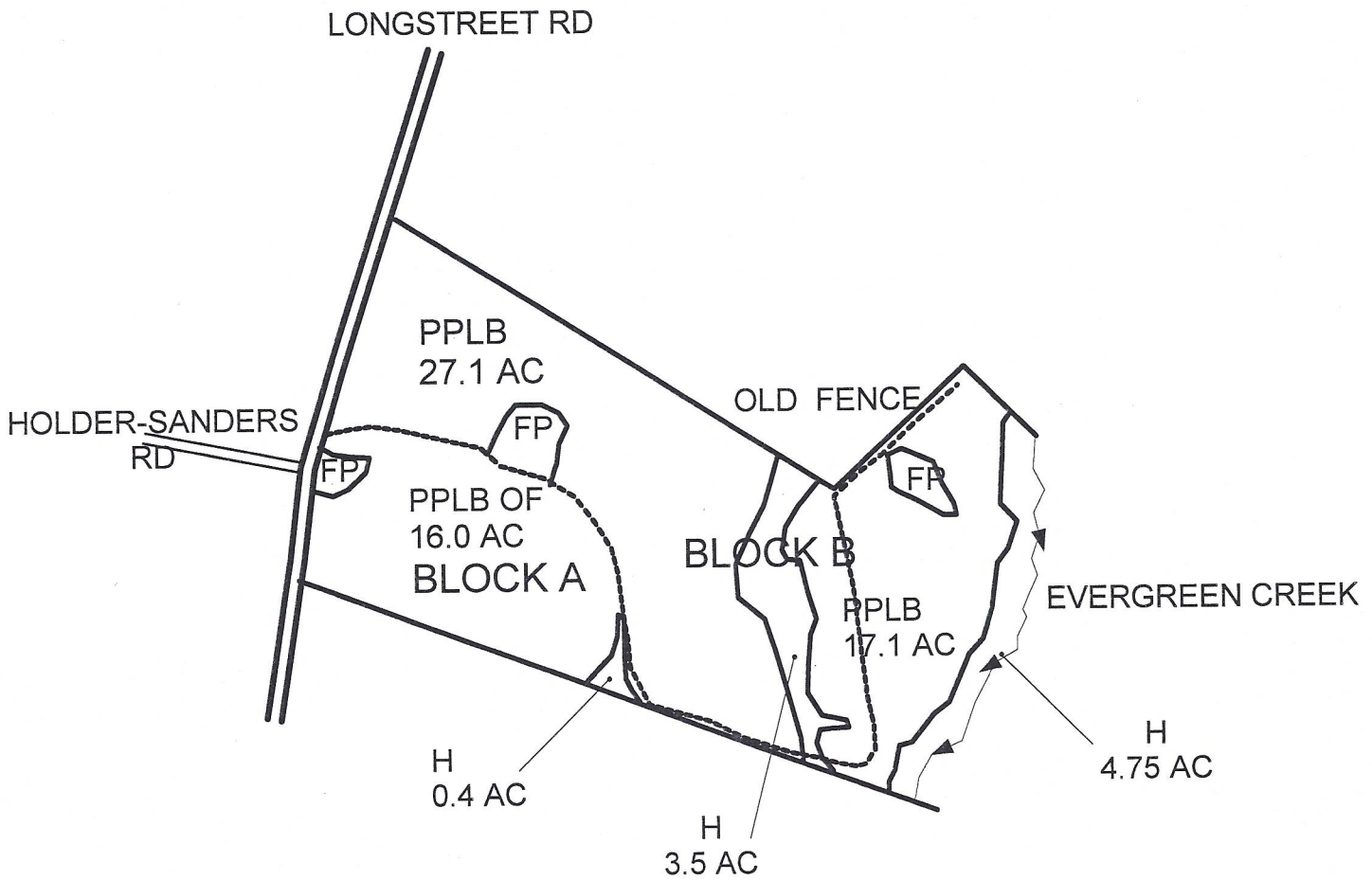
HUNT SANDERS BLOCK B  
 BLECKLEY COUNTY  
 EFFECTIVE DATE: JANUARY 26, 2021  
 +/- 52.85 TIMBERED ACRES

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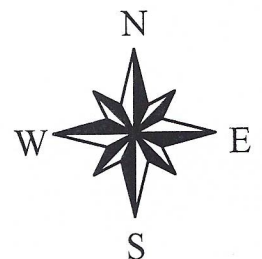
**MERCHANTABLE TIMBER**

Description	Tons	Unit Value	Value
<i>TIMBER PRODUCTS</i>			
Pine Pulpwood	236	\$12.00	\$2,832.00
Pine Chip-n-saw	2,142	\$21.50	\$46,053.00
Pine Sawtimber	917	\$28.00	\$25,676.00
Pine Poles	0	\$0.00	\$0.00
Hardwood Pulpwood	51	\$0.00	\$0.00
Hardwood Palletwood	0	\$0.00	\$0.00
Oak	0	\$0.00	\$0.00
Poplar	0	\$0.00	\$0.00
Misc	0	\$0.00	\$0.00
Total Timber	52.85 Acres		\$74,561.00
<i>Tons per acre :</i>	63.3		
<i>\$ Per Acre</i>	\$1,410.8		

H SANDERS TRACT  
BLECKLEY CO  
+/- 71.15 ACRES  
BLOCK A - 16.0 ACRES  
BLOCK B - 52.85 ACRES  
FOOD PLOTS - 2.3 AC

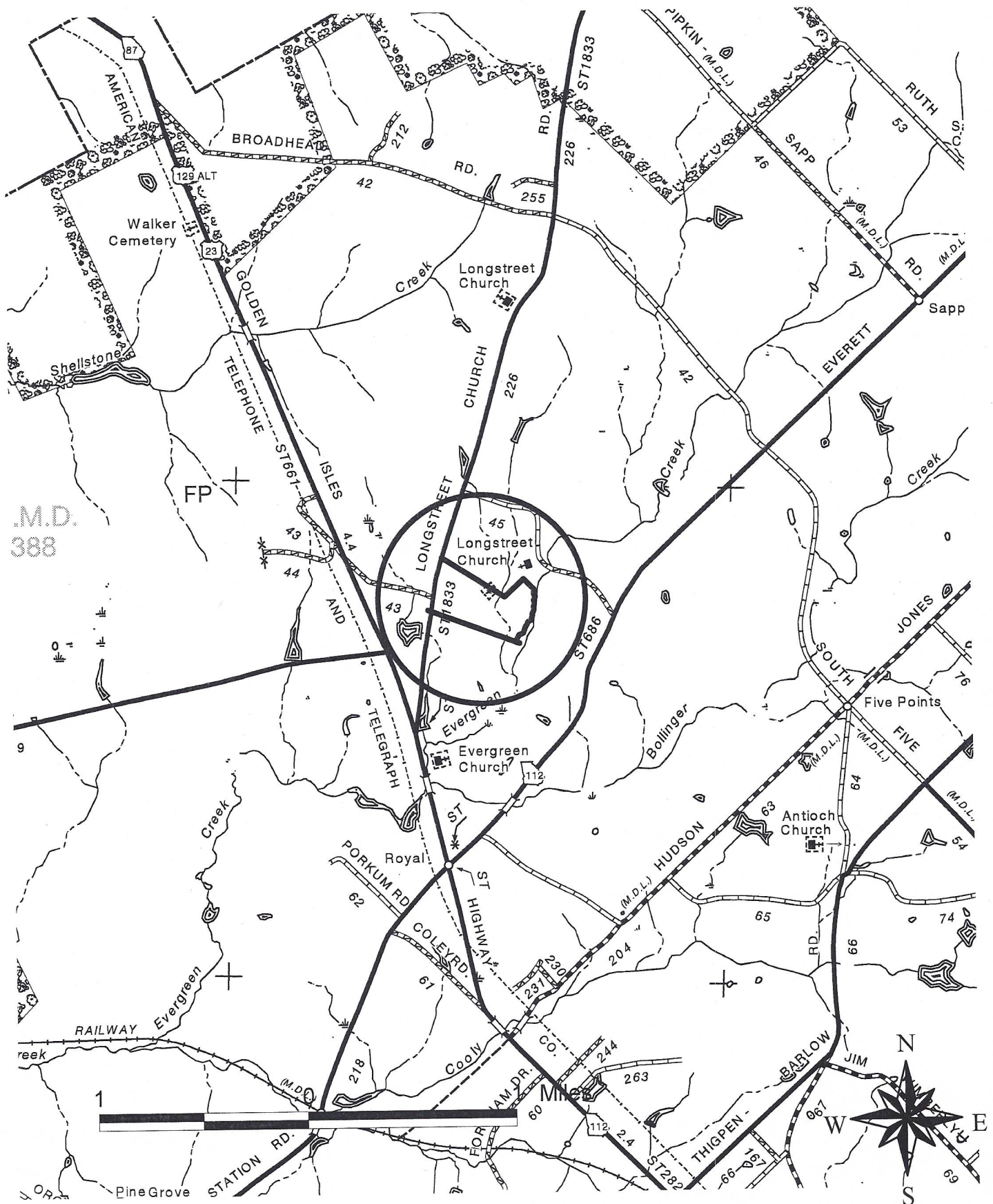


----- WOOD ROAD  
FP FOOD PLOT  
PPLB PLANTED PINE LOBLOLLY  
OF OLD FIELD  
H HARDWOOD



1 INCH = 660 FEET

# H SANDERS TRACT BLECKLEY CO



M.D.  
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