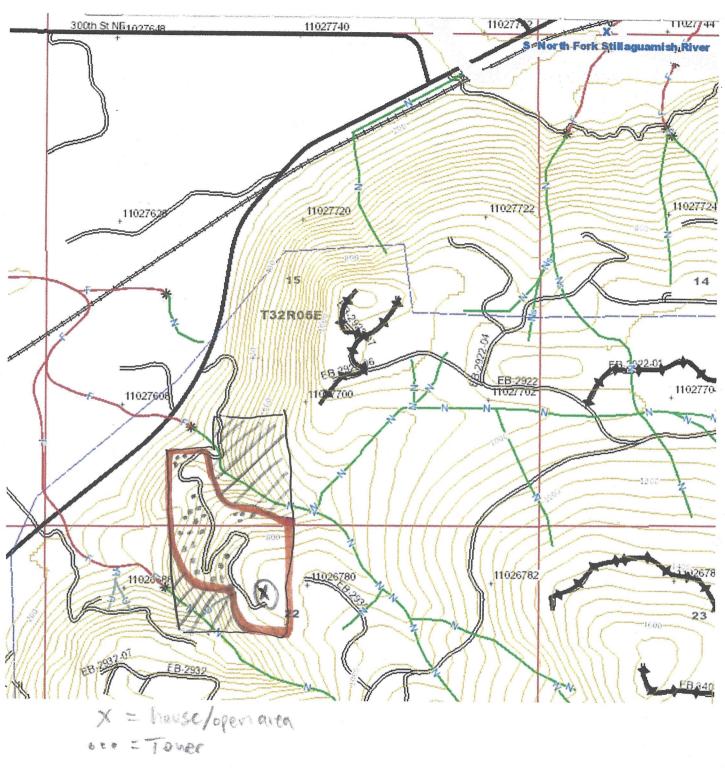
Strickland property - Arlington/Trafton, WA - Sept 3, 2019 Rough Draft Appraisal

RED = Formula...Black = INPUT

Acres:	36	-
Tower ac	18	50%
Shovel ac	18	50%
Vol/ac	23	
Total Vol	828	(mbf)

Species	Delivered price/mbf	% of unit	Weighted
RC	\$900	15%	\$135
Alder	\$550	30%	\$165
Maple	\$375	10%	\$38
Doug Fir	\$650	43%	\$280
Hemlock	\$550	2%	\$11
		100%	\$628
			(per mbf)

Logging cost			
shovel logging	\$150		
tower logging	\$350		
average	\$250		
	(per mbf)		
Hauling cost			
	\$75		
	(per mbf)		
Road cost/rock/switchback/shoot			
\$15,000	\$18		
	(per mbf)		
Permit/property lines			
\$3,000	\$4		
	(per mbf)		
Planting fee (400 trees per acre)			
\$15,000	\$18		
	(per mbf)		
Project Management Fee (overall mgmt + market)			
\$14,904	\$18		
z.	(per mbf)		
Timber tax to state			
\$16,560	\$20		
	(per mbf)		
Net to landowner/mbf	\$225		
Net to landowner (lump sum)	\$186,420		



[] - Leave Aven

J - Leave Aven

J = Harvest - 36 acres /2 tower

V2 shove!