

LAND FOR SALE**Bid Date: Friday, October 15, 2021****Dobson Station
Tract****Lafayette County, AR**

- **±80 Acres**
- **Immediate Timber Income Potential**
- **Excellent Hunting for Deer and Wild Hogs**



Bid Date:
Friday, October 15, 2021

Please visit our website
www.kingwoodforestry.com
to view maps and additional photographs.



KINGWOOD FORESTRY SERVICES, INC.
PHONE: (870) 246-5757 FAX: (870) 246-3341
4 EXECUTIVE CIRCLE P.O. BOX 65
ARKADELPHIA, AR 71923

Kingwood Forestry Services, Inc. has been authorized to manage the sale of the Dobson Station Tract (Listing #4862) described as N½ of NE¼, Section 9, Township 15 South, Range 24 West, containing 80 acres, more or less, Lafayette County, Arkansas (see attached maps).

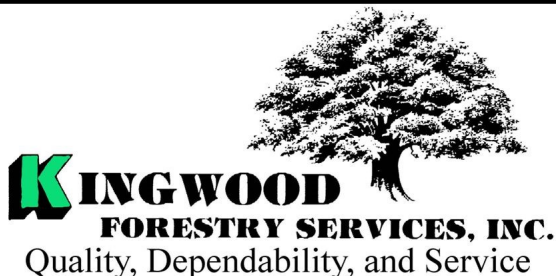
The tract is located one (1) mile west of Dobson Station and seven (7) miles north of Lewisville. Access is by a gravel oil lease road, which bisects the tract, from Lafayette County Road 25. Terrain is flat. Site index for loblolly pine (base age 50) averages eighty-five (85) feet on silt and fine sandy loam soils. Timber consists primarily of mature pine sawtimber. Tract offers immediate income potential and excellent hunting for deer and wild hogs.

Based on inventory of merchantable timber on ±77 acres conducted by Kingwood Forestry in August, 2021, estimated tree counts and timber volumes are as follows:

Pine Sawtimber:	2,667 Trees	661,625 Board Feet	4,199 Tons
Pine Chip n' Saw:	250 Trees	11,519 Board Feet	131 Tons
Pine Pulpwood:	3,124 Trees	—	1,020 Tons
Pine Topwood:	—	—	863 Tons
Misc. Hardwood Sawtimber:	183 Trees	19,100 Board Feet	161 Tons
Hardwood Pulpwood:	3,515 Trees	—	757 Tons

Due to variations in cruising methods, utilization standards, and scaling practices, tree counts and timber volume estimates cannot be guaranteed. Volume report in Tons and Board Feet are included; additional timber volume estimates with tree counts by species, diameter, and height are available on our website at <http://www.kingwoodforestry.com/real-estate.html>.

Please see Method of Sale and Conditions of Sale within this Notice.



Notice: Any person receiving this land sale marketing material is considered a prospective buyer for the subject property. Should a prospective buyer or its agents choose to inspect the property, they do so at their own risk and assume all liability and shall indemnify Seller and its agents against any and all claims, demands or causes of action, of every kind, nature and description relating to its access to or presence on the property.

NOTICE OF LAND SALE
DOBSON STATION TRACT (LISTING #4862) - LAFAYETTE COUNTY, ARKANSAS
BID DATE: FRIDAY, OCTOBER 15, 2021

Method of Sale

The tract will be sold on the basis of lump sum sealed bids. An Offer Form is attached. Bids will be opened at the Kingwood Forestry office at #4 Executive Circle, Arkadelphia, Arkansas, at **10:00 a.m., Friday, October 15, 2021**. Buyers submitting offers are welcome to attend the bid opening. Mailed bids should be addressed to Kingwood Forestry Services, P.O. Box 65, Arkadelphia, AR 71923, with **"Dobson Station Tract"** clearly marked in the lower left corner of the envelope to protect security of the offer. On mailed offers, please call our office to confirm receipt of offer. Bids may also be delivered by fax to 870-246-3341, by e-mail to Arkadelphia@kingwoodforestry.com, or hand-delivered to #4 Executive Circle, Arkadelphia, Arkansas. All faxed / e-mailed offers will be immediately acknowledged. Please await confirmation that your faxed / e-mailed offer has been received. No verbal telephone bids will be accepted. Anyone submitting an offer for the purchase of this property will be provided with a summary of bid results.

Conditions of Sale

1. The landowner reserves the right to accept or reject any offer or to reject all offers.
2. Offers submitted will remain valid through 10:00 a.m., Wednesday, October 20, 2021. Successful bidder will be notified on or before that time by telephone, fax, or e-mail. Upon acceptance of an offer, a Contract of Sale, with earnest money in the amount of five percent (5%) of purchase price, will be executed between the successful bidder and landowner within ten (10) business days. A sample Contract of Sale may be provided in advance upon request. Terms are cash at closing. Closing is expected to be held within forty-five (45) days of offer acceptance.
3. Only offers for a specific dollar amount will be accepted. The parcel is being sold in its entirety for a single sum and not on a per acre basis. Advertised acreage is believed to be correct, but is not guaranteed. Offer price is for entire tract, regardless of acreage. Seller will not provide survey. The attached tract map is thought to be accurate but should not be considered as a survey plat.
4. Conveyance will be by Warranty Deed, subject to all previous mineral conveyances, reservations and exceptions, to any valid rights-of-way, easements, leaseholds, and to any protective covenants or restrictions, which may have been recorded affecting the property, with title assured through seller-provided title insurance policy. No environmental inspection or representation has been or will be made by seller. Seller will retain and / or reserve all mineral rights and royalty rights to oil, gas, and any and all other mineral substances presently known or unknown on or under the property described within this Notice.
5. Seller will pay prorated property taxes (to date of closing), deed preparation, and one-half (½) of deed stamps. Buyer will pay recording fees and one-half (½) of deed stamps.
6. A local title company will conduct the closing with buyer and seller each paying one-half (½) of fees of settlement / closing fees.
7. If prospective buyers or their agents wish to inspect the property, such property inspections shall be done at reasonable times during daylight hours. Prospective buyers and their agents understand and acknowledge that while on the property, prospective buyers and their agents assume all liability and shall indemnify Seller and its agents, property managements, and Kingwood Forestry Services from and against all claims, demands, or causes of action, of every kind, nature, and description relating to its access to or presence on the property.
8. Hunting equipment (such as deer stands, feeders, trail cameras, etc.) and any other man-made items found on the property do not convey unless stated otherwise.
9. Kingwood Forestry is the real estate firm acting as agent for the seller. All information presented in this prospectus is believed to be accurate. Prospective buyers are advised to verify information presented in this sale notice.
10. Questions regarding the land sale should be directed to licensed agent Jimmy Don Thomas or licensed broker Phil Wright, of Kingwood Forestry Services at 870-246-5757 or by e-mail at Arkadelphia@kingwoodforestry.com

Kingwood Forestry Services, Inc. represents the interests of the Seller of this property. All information presented in this flyer is believed to be accurate. Buyers are responsible for verifying information on this tract for themselves.

Kingwood makes no representation for the Buyer.

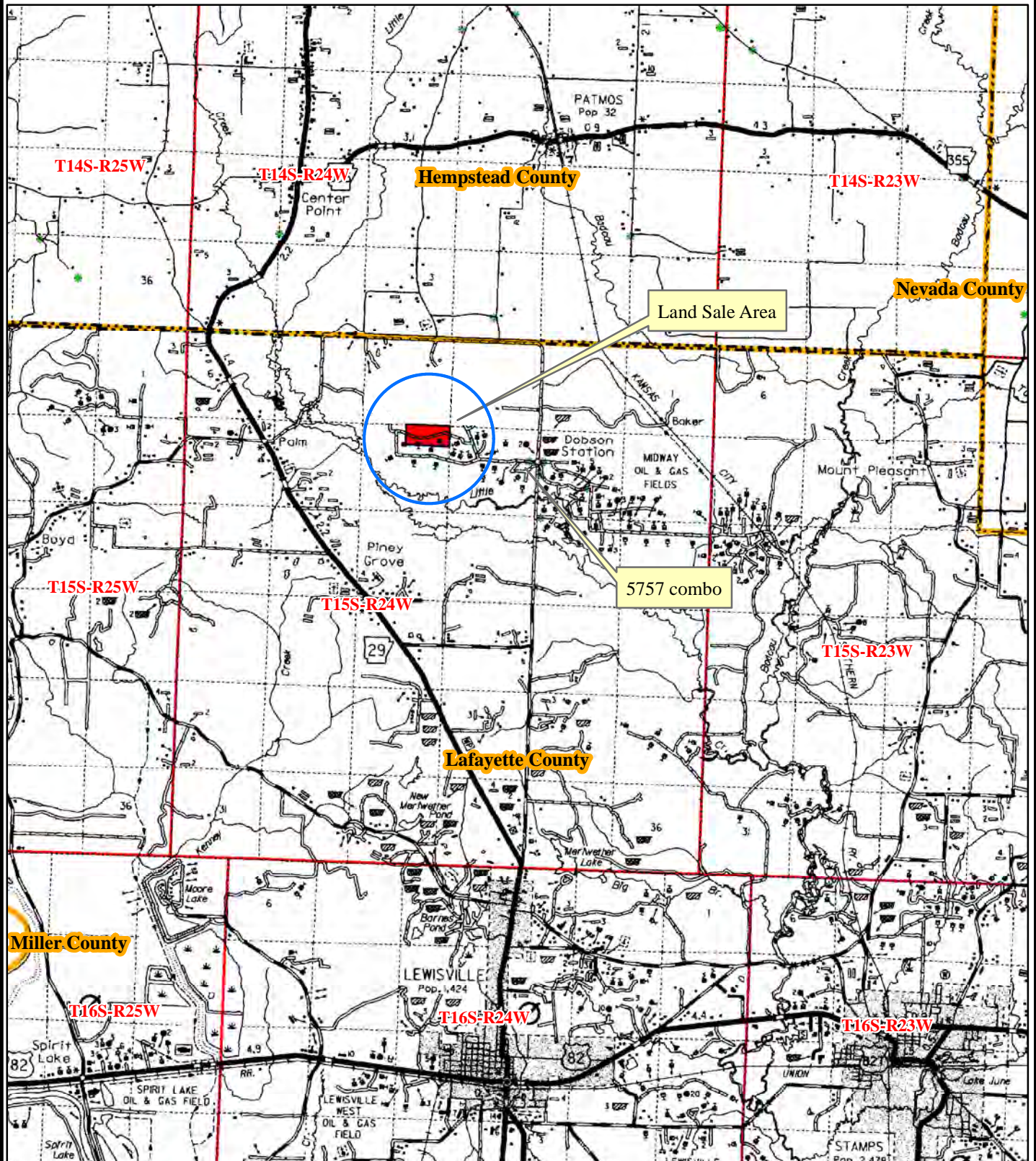
www.kingwoodforestry.com

NOTICE OF LAND SALE

"Dobson Station Tract" - Listing #4862

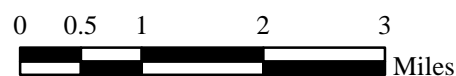
N½ of NE¼, Sec. 9, T15S, R24W, Lafayette County, Arkansas

Containing 80 acres, more or less



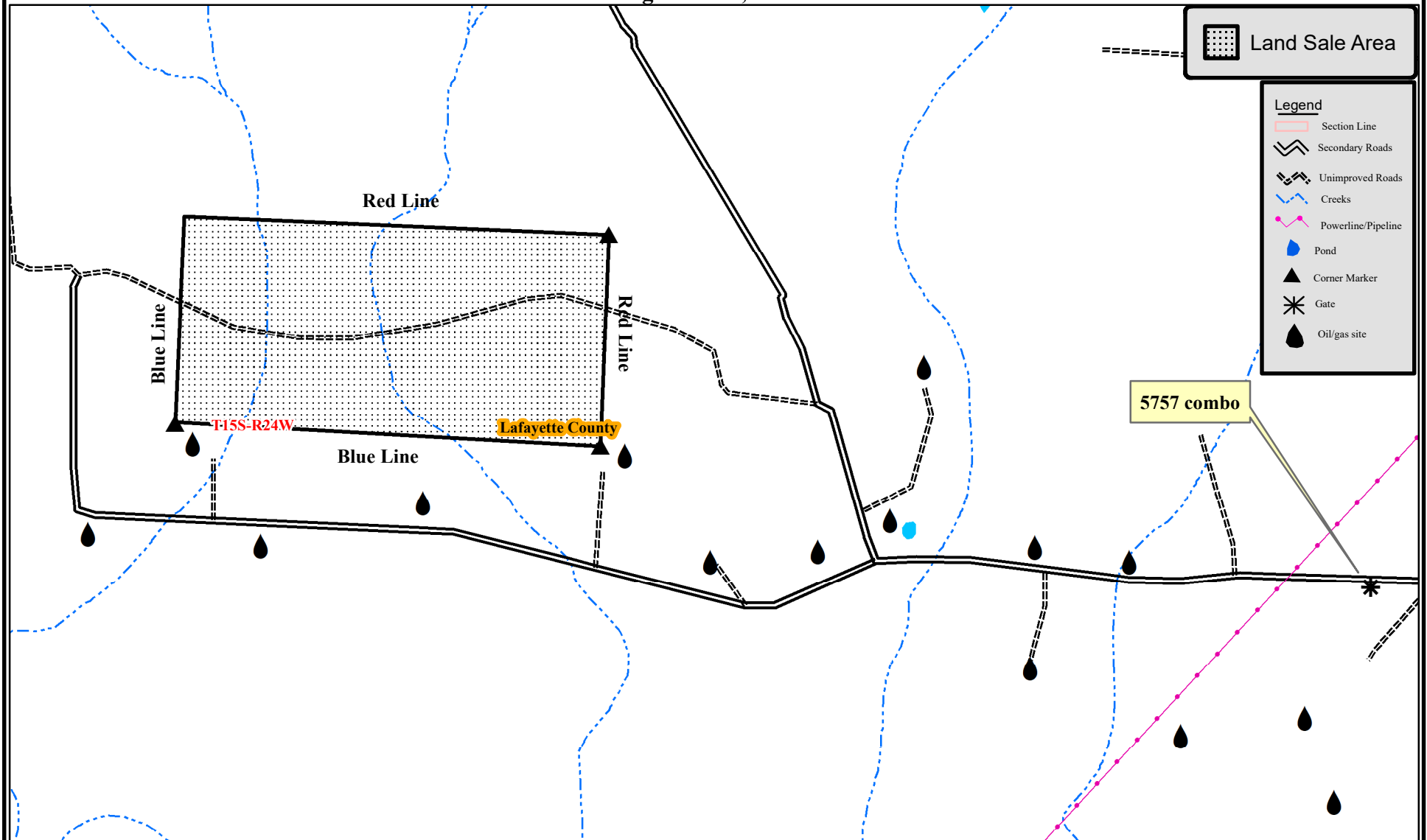
Land Sale Area

5757 combo



Date: 9/15/2021
Drawn By: JDT

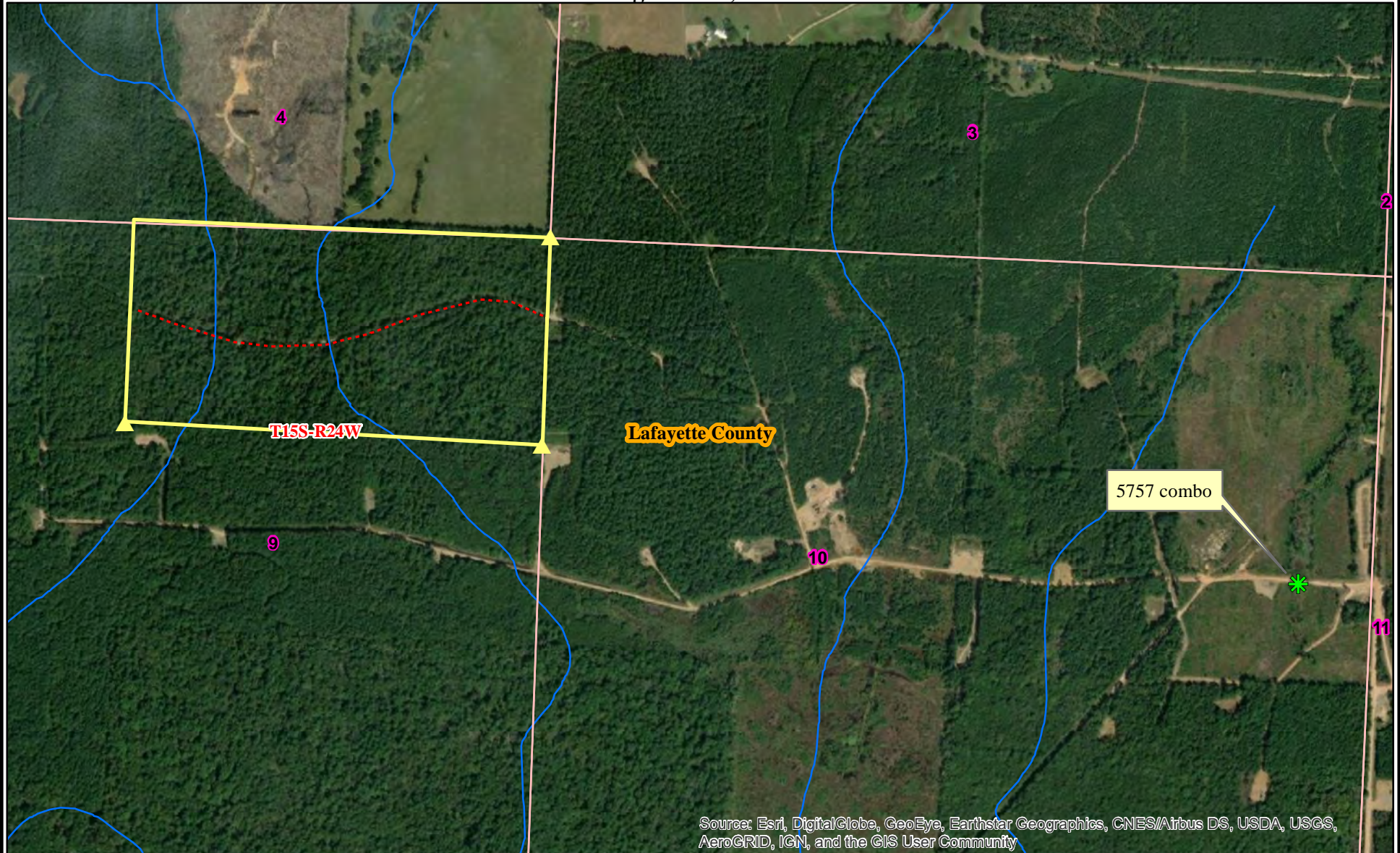
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"Dobson Station Tract" - Listing #4862
N½ of NE¼, Sec. 9, T15S, R24W, Lafayette County, Arkansas
Containing 80 acres, more or less



0 0.125 0.25
Miles



NOTICE OF LAND SALE
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N½ of NE¼, Sec. 9, T15S, R24W, Lafayette County, Arkansas
Containing 80 acres, more or less

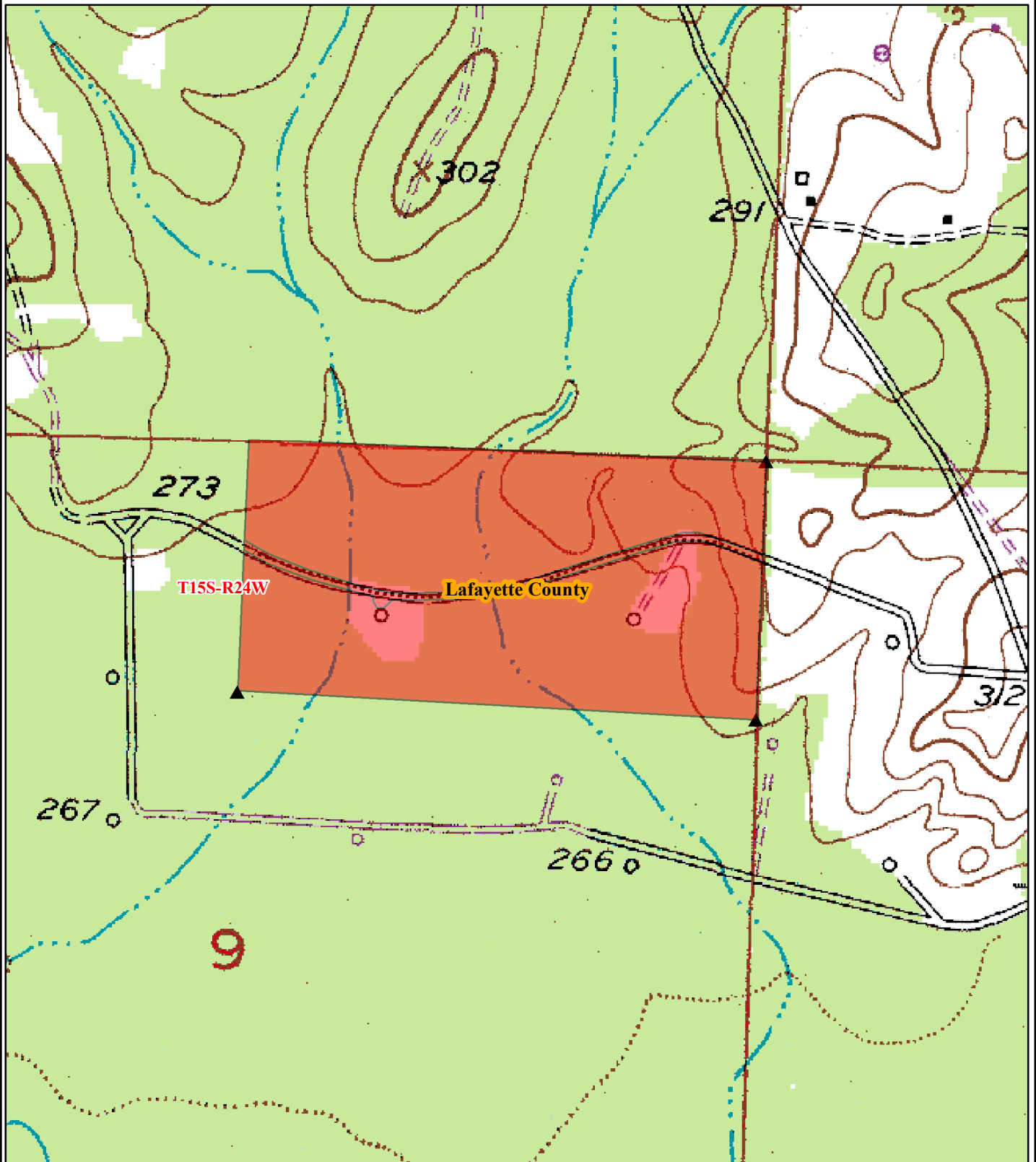


0 0.125 0.25
Miles



Date: 9/21/2021
ESRI Aerial Photography
Drawn By: JDT

NOTICE OF LAND SALE
"Dobson Station Tract" - Listing #4862
N½ of NE¼, Sec. 9, T15S, R24W, Lafayette County, Arkansas
Containing 80 acres, more or less



0 0.125 0.25
Miles



Date: 9/21/2021
Drawn By: JDT



Kingwood Forestry Services
No. 4 Executive Circle
Arkadelphia, AR 71923

Phone: 870-246-5757
Fax: 870-246-3341
Email: arkadelphia@kingwoodforestry.com
Website: www.kingwoodforestry.com

Timber Volume Estimates "Dobson Station Tract"

Stratum: Mature P/H

Acres: 77

Plots: 62

Cruiser: JDT

Cruise Date: 09/15/2021

Cruise Type: Point

Plot Size/BAF: 15.00

Pine

	Stratum Total			Per Acre				Average Tree	
Product	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Natural Lob									
Sawtimber	2,436	3,787	602,955	52.9	32	49.2	7,830.6	17.1	42.9
Chip-N-Saw	250	131	11,519	2.0	3	1.7	149.6	10.7	36.7
Pulpwood	3,124	1,020	0	14.6	41	13.2	0.0	7.8	41.4
Topwood	0	780	0	0.0	0	10.1	0.0	0.0	0.0
Group Total	5,810	5,718	614,474	69.5	75	74.3	7,980.2	11.8	41.9
Shortleaf Pine									
Sawtimber	231	412	58,670	5.5	3	5.3	761.9	18.2	46.8
Topwood	0	83	0	0.0	0	1.1	0.0	0.0	0.0
Group Total	231	495	58,670	5.5	3	6.4	761.9	18.2	46.8
Class Total	6,041	6,213	673,144	75.0	78	80.7	8,742.1	12.1	42.0

Hardwood

	Stratum Total			Per Acre				Average Tree	
Product	Trees	Tons	Doyle BF	BA	Trees	Tons	Doyle BF	DBH	Height
Misc. Hardwood									
Sawtimber	20	16	2,113	0.5	0	0.2	27.4	18.3	16.5
Pulpwood	3,515	757	0	15.7	46	9.8	0.0	7.7	27.8
Group Total	3,535	773	2,113	16.2	46	10.0	27.4	7.7	27.7
Red Oak Spp.									
Sawtimber	73	73	8,908	1.7	1	0.9	115.7	17.8	21.9
Group Total	73	73	8,908	1.7	1	0.9	115.7	17.8	21.9
Sweetgum									
Sawtimber	12	9	938	0.2	0	0.1	12.2	15.0	24.5
Group Total	12	9	938	0.2	0	0.1	12.2	15.0	24.5
White Oak Spp.									
Sawtimber	78	62	7,141	1.6	1	0.8	92.7	16.8	19.0
Group Total	78	62	7,141	1.6	1	0.8	92.7	16.8	19.0
Class Total	3,699	918	19,100	19.7	48	11.9	248.1	8.1	27.4
Stratum Total	9,739	7,131	692,244	94.7	126	92.6	8,990.2	10.6	36.5

ADDITIONAL TIMBER VOLUME REPORT



Kingwood Forestry Services
No. 4 Executive Circle
Arkadelphia, AR 71923

Phone: 870-246-5757
Fax: 870-246-3341
Email: arkadelphia@kingwoodforestry.com
Website: www.kingwoodforestry.com

Timber Volume Estimates "Dobson Station Tract"

Stratum: Mature P/H
Acres: 77
Plots: 62.00
Cruiser: JDT

Cruise Date: 09/15/2021
Cruise Type: Point
Plot Size/BAF: 15.00

Pine

Natural Lob		Stratum Total				Per Acre				Average Tree		
Sawtimber	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	12	268	143	15,393	4,298	2.7	3	1.9	199.9	55.8	0.56	28.8
	13	185	128	15,007	3,885	2.2	2	1.7	194.9	50.5	0.64	33.0
	14	224	180	23,173	5,504	3.1	3	2.3	301.0	71.5	0.73	33.7
	15	273	274	37,120	8,421	4.4	4	3.6	482.1	109.4	0.82	37.8
	16	307	356	51,157	10,972	5.6	4	4.6	664.4	142.5	0.92	39.0
	17	193	267	40,144	8,280	4.0	3	3.5	521.3	107.5	1.02	42.0
	18	210	359	55,243	11,177	4.8	3	4.7	717.4	145.2	1.09	48.9
	19	128	260	41,510	8,115	3.3	2	3.4	539.1	105.4	1.19	53.0
	20	175	387	64,007	12,118	5.0	2	5.0	831.3	157.4	1.31	52.7
	21	98	231	39,280	7,238	3.1	1	3.0	510.1	94.0	1.43	51.7
	22	152	439	75,404	13,797	5.2	2	5.7	979.3	179.2	1.50	60.3
	23	87	240	44,411	7,520	3.3	1	3.1	576.8	97.7	1.75	49.1
	24	37	117	21,819	3,669	1.5	0	1.5	283.4	47.6	1.85	53.9
	25	12	45	8,489	1,410	0.5	0	0.6	110.2	18.3	2.01	56.5
	26	60	247	47,027	7,794	2.9	1	3.2	610.7	101.2	2.05	63.5
	27	12	49	9,935	1,534	0.6	0	0.6	129.0	19.9	2.55	48.5
	29	12	67	13,837	2,133	0.7	0	0.9	179.7	27.7	2.66	64.5
Sawtimber Total	17.1	2,436	3,787	602,955	117,865	52.9	32	49.2	7,830.6	1,530.7	1.13	42.9
Chip-N-Saw	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	10	84	38	3,269	1,071	0.6	1	0.5	42.5	13.9	0.37	34.9
	11	166	93	8,249	2,670	1.4	2	1.2	107.1	34.7	0.43	37.6
Chip-N-Saw Total	10.7	250	131	11,519	3,740	2.0	3	1.7	149.6	48.6	0.41	36.7

Timber Volume Estimates "Dobson Station Tract"

Stratum: Mature P/H

Acres: 77

Plots: 62.00

Cruiser: JDT

Cruise Date: 09/15/2021

Cruise Type: Point

Plot Size/BAF: 15.00

Pine

Natural Lob

Stratum Total

Per Acre

Average Tree

Pulpwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	5	236	27	0	708	0.4	3	0.4	0.0	9.2	0.00	33.9
	6	888	149	0	4,000	2.3	12	1.9	0.0	52.0	0.00	36.2
	7	547	129	0	3,540	1.9	7	1.7	0.0	46.0	0.00	39.9
	8	408	128	0	3,566	1.9	5	1.7	0.0	46.3	0.00	42.6
	9	355	144	0	4,076	2.0	5	1.9	0.0	52.9	0.00	45.7
	10	382	193	0	5,498	2.7	5	2.5	0.0	71.4	0.00	47.2
	11	78	48	0	1,384	0.7	1	0.6	0.0	18.0	0.00	50.0
	12	120	87	0	2,500	1.2	2	1.1	0.0	32.5	0.00	49.4
	13	53	46	0	1,329	0.6	1	0.6	0.0	17.3	0.00	52.0
	14	30	32	0	924	0.4	0	0.4	0.0	12.0	0.00	56.3
	15	15	18	0	532	0.2	0	0.2	0.0	6.9	0.00	55.6
	16	12	18	0	536	0.2	0	0.2	0.0	7.0	0.00	60.9
Pulpwood Total	7.8	3,124	1,020	0	28,593	14.6	41	13.2	0.0	371.3	0.00	41.4

Topwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
Topwood Total	0.0	0	780	0	25,223	0.0	0	10.1	0.0	327.6	0.00	0.0

Natural Lob Total	11.8	5,810	5,718	614,474	175,422	69.5	75	74.3	7,980.2	2,278.2	1.07	41.9
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Shortleaf Pine

Stratum Total

Per Acre

Average Tree

Sawtimber	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	13	20	21	2,009	601	0.2	0	0.3	26.1	7.8	0.53	56.5
	15	15	23	2,520	650	0.2	0	0.3	32.7	8.4	0.66	64.5
	16	25	21	2,903	606	0.5	0	0.3	37.7	7.9	1.00	24.5
	17	48	75	9,703	2,143	1.0	1	1.0	126.0	27.8	0.95	46.6
	18	35	67	9,161	1,921	0.8	0	0.9	119.0	24.9	1.07	50.9
	19	12	25	3,524	719	0.3	0	0.3	45.8	9.3	1.19	48.5
	20	12	24	3,789	705	0.4	0	0.3	49.2	9.2	1.40	40.5
	21	25	68	10,231	1,982	0.8	0	0.9	132.9	25.7	1.32	60.5

Timber Volume Estimates "Dobson Station Tract"

Stratum: Mature P/H

Acres: 77

Plots: 62.00

Cruiser: JDT

Cruise Date: 09/15/2021

Cruise Type: Point

Plot Size/BAF: 15.00

Pine

Shortleaf Pine

Stratum Total							Per Acre				Average Tree	
Sawtimber	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	22	12	29	4,903	855	0.4	0	0.4	63.7	11.1	1.70	40.5
	23	25	58	9,926	1,696	0.9	0	0.8	128.9	22.0	1.87	36.5
Sawtimber Total	18.2	231	412	58,670	11,877	5.5	3	5.3	761.9	154.2	1.10	46.8
Topwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
Topwood Total	0.0	0	83	0	2,651	0.0	0	1.1	0.0	34.4	0.00	0.0
Shortleaf Pine Total	18.2	231	495	58,670	14,528	5.5	3	6.4	761.9	188.7	1.10	46.8
Pine Total	12.1	6,041	6,213	673,144	189,950	75.0	78	80.7	8,742.1	2,466.9	1.07	42.0

Hardwood

Misc. Hardwood

Stratum Total							Per Acre				Average Tree	
Sawtimber	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	16	13	8	912	230	0.2	0	0.1	11.8	3.0	1.04	16.5
	23	6	8	1,201	230	0.2	0	0.1	15.6	3.0	2.16	16.5
Sawtimber Total	18.3	20	16	2,113	460	0.5	0	0.2	27.4	6.0	1.41	16.5
Pulpwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	5	323	23	0	685	0.6	4	0.3	0.0	8.9	0.00	22.7
	6	921	99	0	2,967	2.3	12	1.3	0.0	38.5	0.00	24.8
	7	828	133	0	3,967	2.9	11	1.7	0.0	51.5	0.00	28.2
	8	544	112	0	3,348	2.5	7	1.5	0.0	43.5	0.00	27.5
	9	226	60	0	1,781	1.3	3	0.8	0.0	23.1	0.00	28.1
	10	298	107	0	3,197	2.1	4	1.4	0.0	41.5	0.00	32.4
	11	119	52	0	1,552	1.0	2	0.7	0.0	20.2	0.00	32.5
	12	134	73	0	2,167	1.4	2	0.9	0.0	28.1	0.00	34.4

Timber Volume Estimates "Dobson Station Tract"

Stratum: Mature P/H

Acres: 77

Plots: 62.00

Cruiser: JDT

Cruise Date: 09/15/2021

Cruise Type: Point

Plot Size/BAF: 15.00

Hardwood

Misc. Hardwood

Stratum Total							Per Acre				Average Tree	
Pulpwood	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	13	45	28	0	834	0.5	1	0.4	0.0	10.8	0.00	33.0
	14	50	42	0	1,254	0.7	1	0.5	0.0	16.3	0.00	41.8
	15	28	28	0	831	0.4	0	0.4	0.0	10.8	0.00	43.7
Pulpwood Total	7.7	3,515	757	0	22,583	15.7	46	9.8	0.0	293.3	0.00	27.8
Misc. Hardwood Total	7.7	3,535	773	2,113	23,042	16.2	46	10.0	27.4	299.3	1.41	27.7

Red Oak Spp.

Stratum Total							Per Acre				Average Tree	
Sawtimber	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	15	25	19	1,877	496	0.4	0	0.2	24.4	6.4	0.82	24.5
	17	24	20	2,270	533	0.5	0	0.3	29.5	6.9	1.10	20.5
	20	12	13	1,596	334	0.4	0	0.2	20.7	4.3	1.63	16.5
	23	12	22	3,165	583	0.5	0	0.3	41.1	7.6	1.92	24.5
Sawtimber Total	17.8	73	73	8,908	1,947	1.7	1	0.9	115.7	25.3	1.21	21.9
Red Oak Spp. Total	17.8	73	73	8,908	1,947	1.7	1	0.9	115.7	25.3	1.21	21.9

Sweetgum

Stratum Total							Per Acre				Average Tree	
Sawtimber	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	15	12	9	938	248	0.2	0	0.1	12.2	3.2	0.82	24.5
Sawtimber Total	15.0	12	9	938	248	0.2	0	0.1	12.2	3.2	0.82	24.5
Sweetgum Total	15.0	12	9	938	248	0.2	0	0.1	12.2	3.2	0.82	24.5

White Oak Spp.

Stratum Total							Per Acre				Average Tree	
Sawtimber	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	15	28	16	1,553	418	0.4	0	0.2	20.2	5.4	0.92	16.5
	16	13	9	912	230	0.2	0	0.1	11.8	3.0	1.04	16.5

Timber Volume Estimates "Dobson Station Tract"

Stratum: Mature P/H

Acres: 77

Plots: 62.00

Cruiser: JDT

Cruise Date: 09/15/2021

Cruise Type: Point

Plot Size/BAF: 15.00

Hardwood

White Oak Spp.

Stratum Total

Per Acre

Average Tree

Sawtimber	DBH	Trees	Tons	Doyle BF	Cu. Ft. IB	BA	Trees	Tons	Doyle BF	Cu. Ft. IB	SL CFT/Ft	Height
	17	12	11	1,305	303	0.2	0	0.1	17.0	3.9	1.05	24.5
	18	12	10	1,193	271	0.3	0	0.1	15.5	3.5	1.32	16.5
	20	12	17	2,176	441	0.4	0	0.2	28.3	5.7	1.45	24.5
Sawtimber Total	16.8	78	62	7,141	1,662	1.6	1	0.8	92.7	21.6	1.13	19.0
White Oak Spp. Total	16.8	78	62	7,141	1,662	1.6	1	0.8	92.7	21.6	1.13	19.0
Hardwood Total	8.1	3,699	918	19,100	26,900	19.7	48	11.9	248.1	349.3	1.16	27.4
Stratum Total	10.6	9,739	7,131	692,244	216,850	94.7	126	92.6	8,990.2	2,816.2	1.08	36.5

ADDITIONAL TIMBER VOLUME REPORT



Kingwood Forestry Services
No. 4 Executive Circle
Arkadelphia, AR 71923

Phone: 870-246-5757
Fax: 870-246-3341
Email: arkadelphia@kingwoodforestry.com
Website: www.kingwoodforestry.com

Timber Volume Estimates "Dobson Station Tract"

Stratum: Mature P/H

Acres: 77

Plots: 62

Cruiser: JDT

Cruise Date: 09/15/2021

Cruise Type: Point

Plot Size/BAF: 15.00

Pine

<i>Product</i>	<i>Stratum Total</i>			<i>Per Acre</i>				<i>Average Tree</i>	
	<i>Trees</i>	<i>Tons</i>	<i>Doyle BF</i>	<i>BA</i>	<i>Trees</i>	<i>Tons</i>	<i>Doyle BF</i>	<i>DBH</i>	<i>Height</i>
Sawtimber	2,667	4,199	661,625	58.4	35	54.5	8,592.5	17.2	43.2
Chip-N-Saw	250	131	11,519	2.0	3	1.7	149.6	10.7	36.7
Pulpwood	3,124	1,020	0	14.6	41	13.2	0.0	7.8	41.4
Topwood	0	863	0	0.0	0	11.2	0.0	0.0	0.0
<i>Class Total</i>	6,041	6,213	673,144	75.0	78	80.7	8,742.1	12.1	42.0

Hardwood

<i>Product</i>	<i>Stratum Total</i>			<i>Per Acre</i>				<i>Average Tree</i>	
	<i>Trees</i>	<i>Tons</i>	<i>Doyle BF</i>	<i>BA</i>	<i>Trees</i>	<i>Tons</i>	<i>Doyle BF</i>	<i>DBH</i>	<i>Height</i>
Sawtimber	183	161	19,100	3.9	2	2.1	248.1	17.2	20.2
Pulpwood	3,515	757	0	15.7	46	9.8	0.0	7.7	27.8
<i>Class Total</i>	3,699	918	19,100	19.7	48	11.9	248.1	8.1	27.4
<i>StratumTotal</i>	9,739	7,131	692,244	94.7	126	92.6	8,990.2	10.6	36.5

OFFER FORM

Bid Date: Friday, October 15, 2021 @ 10:00 a.m.

DOBSON STATION TRACT—±80 ACRES—LISTING #4862—LAFAYETTE COUNTY, AR

Send Completed Offer Forms to us:

Mail: P.O. Box 65, Arkadelphia, AR 71923

Fax: 870-246-3341

Hand Deliver: #4 Executive Circle, Arkadelphia, AR 71923

E-mail: arkadelphia@kingwoodforestry.com

In reference to the attached Kingwood Forestry Services, Inc. Notice of Land Sale, I submit the following as an offer for the purchase of Dobson Station Tract located in Lafayette County, Arkansas and further described within the attached Notice of Land Sale (see attached maps and Conditions of Sale).

My offer will remain valid through 10:00 a.m., Wednesday, October 20, 2021. Successful bidder will be notified at or before that time by telephone, fax, or e-mail. If my offer is accepted, I am ready, willing, able and obligated to execute a Contract of Sale within ten (10) business days of owner's acceptance with earnest money in the amount of five percent (5%) of purchase price. Closing date to occur within forty-five (45) days of contract execution. I have read and understand the Method of Sale and Conditions of Sale sections within this notice.

Send offer form to: Kingwood Forestry Services, Inc. (**Before 10:00 a.m., Friday, October 15, 2021**)
P.O. Box 65, Arkadelphia, AR 71923 or fax to 870-246-3341
E-mail completed Offer Form to Arkadelphia@kingwoodforestry.com

Dobson Station Tract (Listing #4862— ±80 Acres): \$ _____

Date: _____ Fax No.: _____

Company: _____ Phone No.: _____
Printed

Name: _____ Name: _____
Printed Signed

Address: _____
Street City, State, Zip

Email: _____

* Buyer acknowledges that Kingwood Forestry Services, Inc., is the agent of the seller in this land sale transaction.*

AREA BELOW FOR KINGWOOD USE ONLY

Offer Acknowledged by Agent / Broker: _____
Name Date

