



NOTICE OF LAND SALE

United Country – Neeley Forestry Service, Inc., acting as agent for the seller, has been authorized to sell one (1) tract of land containing approximately 5,700 acres (per GIS Estimate) located in Grant County, Arkansas. This property is being offered through a lump sum sealed bid sale. This tract has been subdivided into three potential parcels from which buyers may place an offer on each parcel or a combination of the available parcels. **Bids will be received until Thursday, October 7th, 2021 at 10:00am.** These parcels offer a wide variety of both mature natural pine stands, young investment planted pine stands, as well as recreational enjoyment! Seller(s) shall convey without warranty any and all interest in oil, gas, and other minerals of similar nature. More detailed information can be found on our website at: www.NeeleyForestryService.com or www.UCNeeleyForestry.com

Neeley Forestry conducted an inventory of most of these parcels in July 2019 and some in 2021. The inventory was conducted using 10-factor prism points at an intensity of one point per four acres (natural stands) and 20-factor prism points at an intensity of one point per ten acres (planted stands). The table below contains summary information. More detailed timber information is available upon request.

FOREST COVER TYPE (GIS Acres)	Parcel A	Parcel B	Parcel C	Total	Percent
Harvest/Clear Cut	75.1	155.6	172.4	403.1	7.1%
Natural (0-25% Pine)	173.7	1,467.4	410.1	2,051.1	36.0%
Natural (26-50% Pine)	-	-	3.5	3.5	0.1%
Natural (51-75% Pine)	-	-	-	-	0.0%
Natural (76-100% Pine)	455.3	118.9	108.4	682.6	12.0%
Planted Pine, Age 0-12	557.4	208.3	313.1	1,078.9	18.9%
Planted Pine, Age 13-24	686.7	95.0	232.5	1,014.1	17.8%
Planted Pine, Age 25+	150.7	-	175.3	326.1	5.7%
Wildlife Opening	5.7	-	-	5.7	0.1%
Non-Forest	28.5	50.0	55.5	134.0	2.4%
	2,133.0	2,095.2	1,470.8	5,699.1	100.0%

Note: The above timber volume estimates were derived from sampling methods deemed reliable however due to variations associated with sampling, wood utilization, etc. these estimates are not guaranteed in any manner.

Whether you are looking for investment pine land or diverse recreational wildlife habitat to make into your own rural retreat, don't let this opportunity slip you by! Give UC-Neeley Forestry a call at (870) 836-5981 today!



Rattler Trail – Parcel A (#03019-03562)

Legal Description: Parts of Sections 18,19,29,30 – Township 06 South / Range 13 West; Parts of Sections 13,14,23,24,25,26 – Township 06 South / Range 14 West, Grant County, Arkansas, containing +/- 2,133.0 acres (GIS Estimate).

The Rattler Trail – Parcel A (#03019-03562) is a +/- 2,133-acre parcel of timberland located in southern Grant County about ten miles south of Sheridan, AR (North 34.178704°, West 92.469628°). The topography is fairly flat to gently sloping. Access is excellent with frontage to multiple county roads along with gated timber company woodsroads across the property. Some utilities exist along these county roads to provide for camp/home site potential within the Sheridan School District. About two-thirds of the property consist of planted pine stands of various ages, less than a third feature more natural pine stands. Some old gravel pits were once used on the property. Stand 48 will be completely cleared in 2021, but not site prepared or planted. According to the USDA NRCS web soil survey, the soil composition of the property is an assortment of silt loams.

Rattler Trail – Parcel B (#03019-03563)

Legal Description: Parts of Sections 29,30,31,32 – Township 06 South / Range 13 West; Parts of Section 6 – Township 07 South / Range 13 West; Parts of Sections 22,23,25,26,36 – Township 06 South / Range 14 West, Grant County, Arkansas, containing +/- 2,095.2 acres (GIS Estimate).

The Rattler Trail – Parcel B (#03019-03563) is a +/- 2,095-acre parcel of timberland located in southern Grant County about eleven miles south of Sheridan, AR (North 34.148381°, West 92.430108°). The topography gently slopes southwesterly towards the Saline River which runs along the edge of the property for nearly four miles! Access is available with multiple gated timber company woodsroad crossing the property. The majority of the timber consists of bottomland hardwood. Stand 41 will be completely cleared in 2021, but not site prepared or planted – stand 50A will be site prepared in the fall of 2021 and seedlings have been ordered. According to the USDA NRCS web soil survey, the soil composition of the property is an assortment of silt loams.

Rattler Trail – Parcel C (#03019-03564)

Legal Description: Parts of Sections 29,31,32,33 – Township 06 South / Range 13 West; Parts of Sections 03,04,05 – Township 07 South / Range 13 West, Grant County, Arkansas, containing +/- 1,470.8 acres (GIS Estimate).

The Rattler Trail – Parcel C (#03019-03564) is a +/- 1,471-acre parcel of timberland located in southern Grant County about eleven miles south of Sheridan, AR (North 34.162609°, West 92.471203°). The topography is fairly flat to gently sloping southwesterly towards the Saline River which runs along the edge of the property for over a mile and a half! Access is excellent with frontage to multiple county roads along with gated timber company woodsroads across the property. Some utilities exist along these county roads to provide for camp/home site potential within the Sheridan School District. A transmission line right-of-way over 50 yards wide bisects the property for over a mile. Some old gravel pits were once used on the property. About half of the property consist of planted pine stands of various ages, roughly a third features more natural pine stands. Stands 76A and 76C will be site prepared in the fall of 2021 and seedlings have been ordered. According to the USDA NRCS web soil survey, the soil composition of the property is an assortment of silt loams

CONDITIONS OF SALE:

1. Sealed bids will be received at the office of UC-NEELEY FORESTRY SERVICE, INC., 915 Pickett Street, Camden, AR 71701, until **10:00 a.m. Thursday, October 7th, 2021**, and at that time privately opened. If your bid is mailed, please indicate on the outside of the envelope “**BID ON ‘RATTLER TRAIL’ LAND SALE**”. Bids may be faxed to (870) 836-7432. **NO TELEPHONE BIDS WILL BE ACCEPTED. BIDS MUST BE FAXED, MAILED, EMAILED OR HAND DELIVERED.** Please call 870-836-5981 to verify receipt of your bid.
2. Acreages are believed to be correct but are not guaranteed.
3. **NO PER ACRE BIDS WILL BE ACCEPTED.**
4. The Seller reserves the right to accept any bid or reject all bids. Bids shall remain valid through October 12th, 2021. Upon acceptance of a bid, a more final contract will be executed between Buyer and Seller with Buyer putting forth \$50,000 per parcel earnest money upon execution. The sale contract to be used will be the Arkansas REALTORS® Association’s “Real Estate Contract (Lots and Acreage)”. A sample contract is available for review upon request.
5. Seller(s) shall CONVEY without warranty any and all interest in oil, gas, and other minerals of similar nature. Seller will furnish at Seller’s cost a standard owner’s policy of title insurance in the amount of the purchase price. Title search fees associated with said title policy will also be paid for by the Seller.
6. **Other Closing Costs:** The Seller will pay for deed preparation and one-half (½) of the following expenses: (1) closing agency fee and (2) deed stamps. The Buyer will be responsible for the deed recording fee and one half (½) of the following expenses: (1) closing agency fee and (2) deed stamps. Any additional closing costs or increases in the above costs, such as those associated with the Buyer obtaining financing shall be paid for by the Buyer.
7. The 2021 property taxes will be pro-rated and paid by the Seller up to the closing date.
8. Total consideration will be due at closing when a Warranty Deed is transferred to the Buyer from the Seller. Closing is expected within 45 days of the execution of the sale contract.
9. **Disclaimer:** The properties are being offered for sale “AS IS”. All information provided by the Seller, United Country – Neeley Forestry Service, Inc. or its agents is believed to be reliable but is not guaranteed in any manner. Prospective Buyer(s) should verify themselves all information about the property to their satisfaction; including but not limited to acres, timber, and access.
10. Prospective Buyers have the right to enter onto the properties for the purpose of inspecting them. Property inspections shall be conducted during daylight hours prior to the bid date. Prospective buyers or their agents understand and acknowledge that while on the property they assume all liability and shall indemnify seller, its agents, and property managers from and against all claims, demands, or causes of actions of every kind, nature, and description relating to access to or presence on the properties.
11. Any personal property items such as hunting blinds, game feeders, wildlife cameras, or any other man-made items do not convey with the properties unless otherwise stated.
13. If you have any questions, please call Neeley Forestry Service, Inc. at (870) 836-5981.

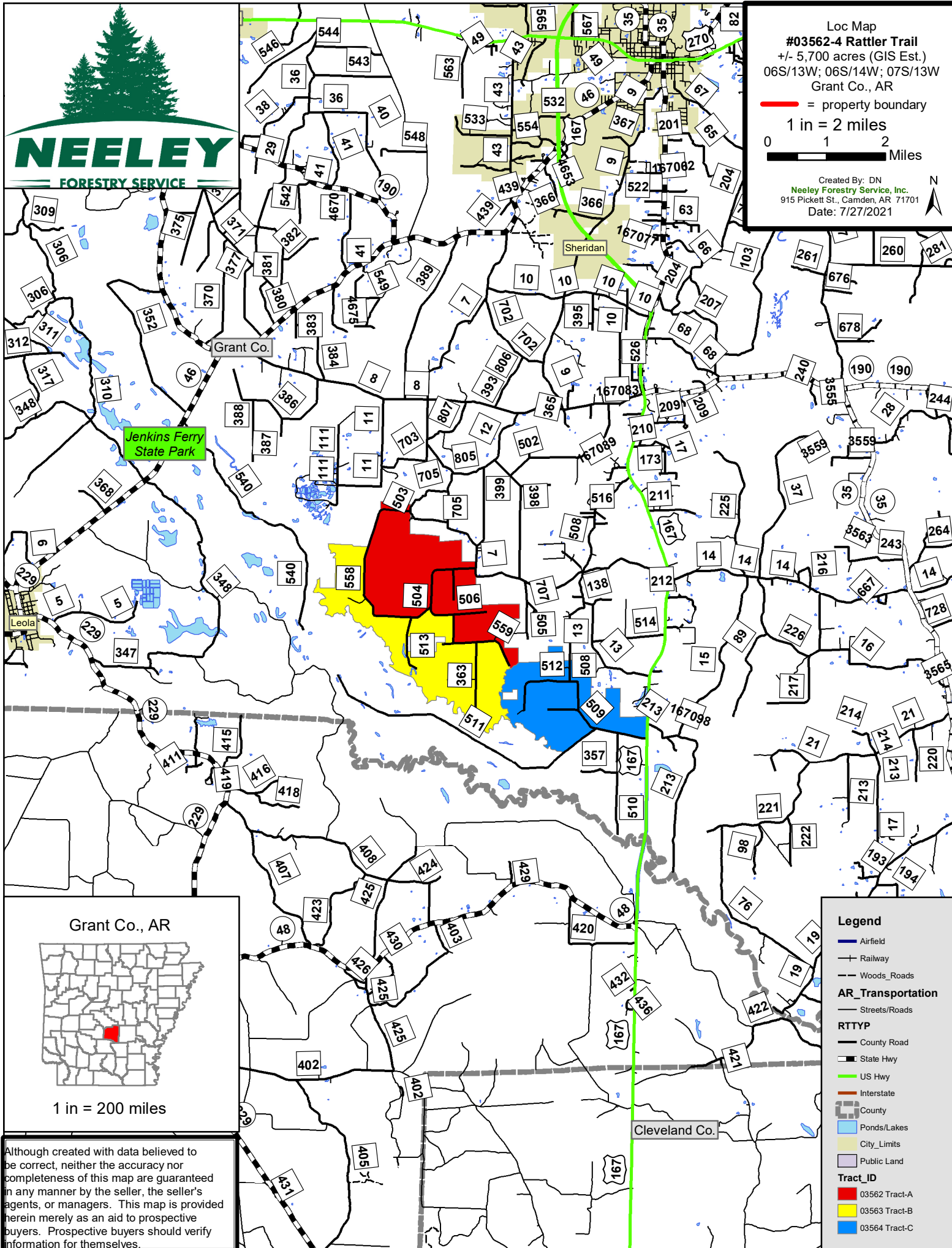
Yours truly,

Joshua C. Barkhimer
Executive Broker
United Country – Neeley Forestry Service, Inc.

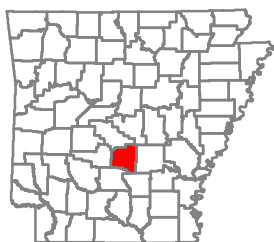


Loc Map
#03562-4 Rattler Trail
+/- 5,700 acres (GIS Est.)
06S/13W; 06S/14W; 07S/13W
Grant Co., AR
— = property boundary
1 in = 2 miles
0 1 2 Miles

Created By: DN
Neeley Forestry Service, Inc.
915 Pickett St., Camden, AR 71701
Date: 7/27/2021



Grant Co., AR



1 in = 200 miles

Although created with data believed to be correct, neither the accuracy nor completeness of this map are guaranteed in any manner by the seller, the seller's agents, or managers. This map is provided herein merely as an aid to prospective buyers. Prospective buyers should verify information for themselves.

Legend

- Airfield
- Railway
- Woods/Roads

AR_Transportation

Streets/Roads

RTTYP

- County Road
- State Hwy
- US Hwy
- Interstate

County

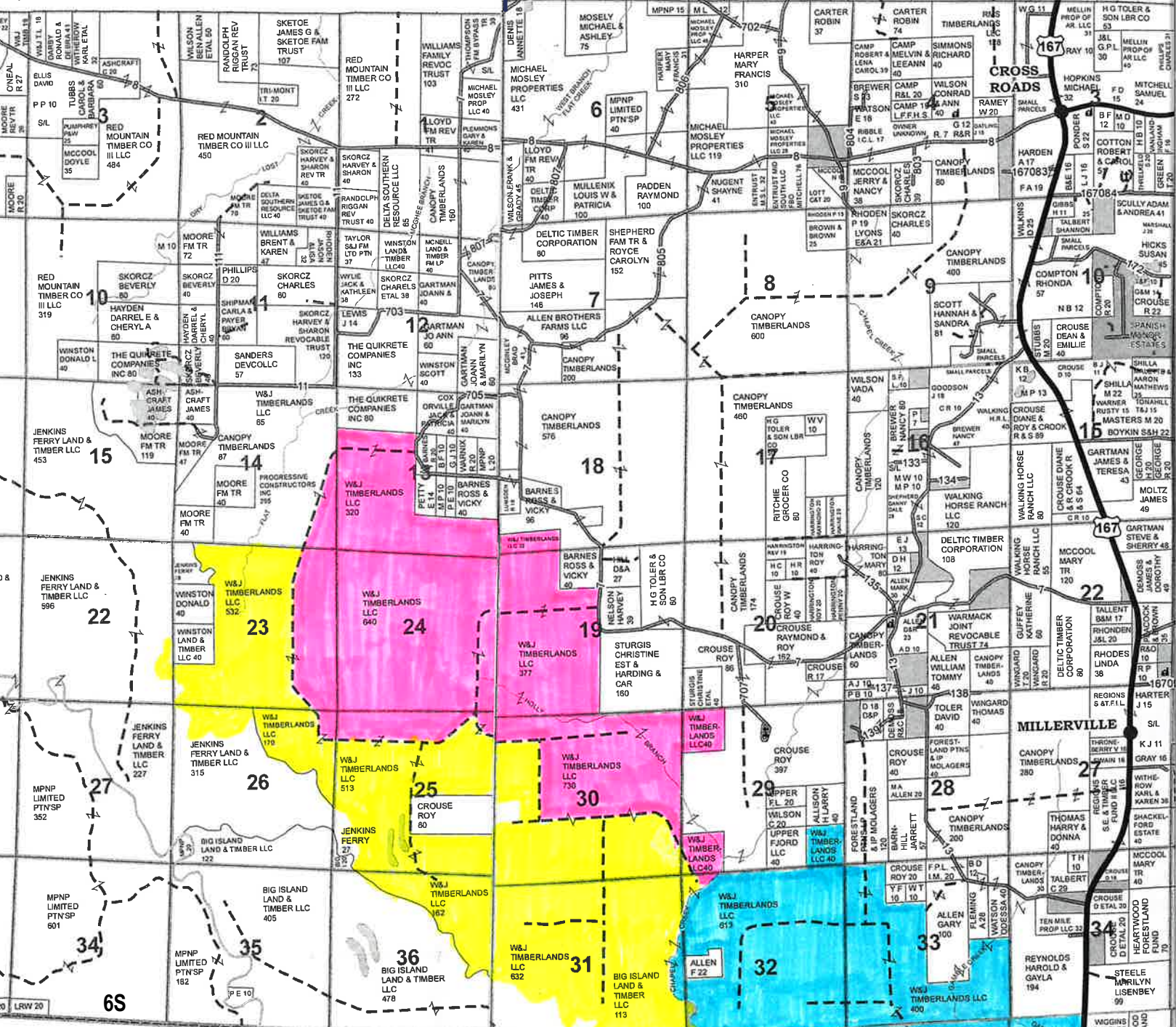
Ponds/Lakes

City Limits

Public Land

Tract_ID

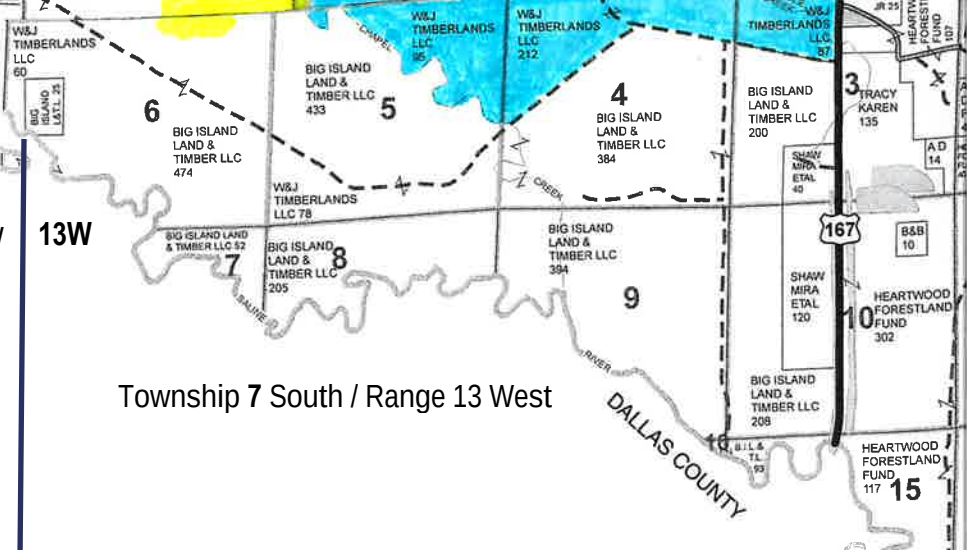
- 03562 Tract-A
- 03563 Tract-B
- 03564 Tract-C



Land for Sale
 = "Rattler Trail - A"
 #03019-03562

Land for Sale
 = "Rattler Trail - B"
 #03019-03563

Land for Sale
 = "Rattler Trail - C"
 #03019-03564

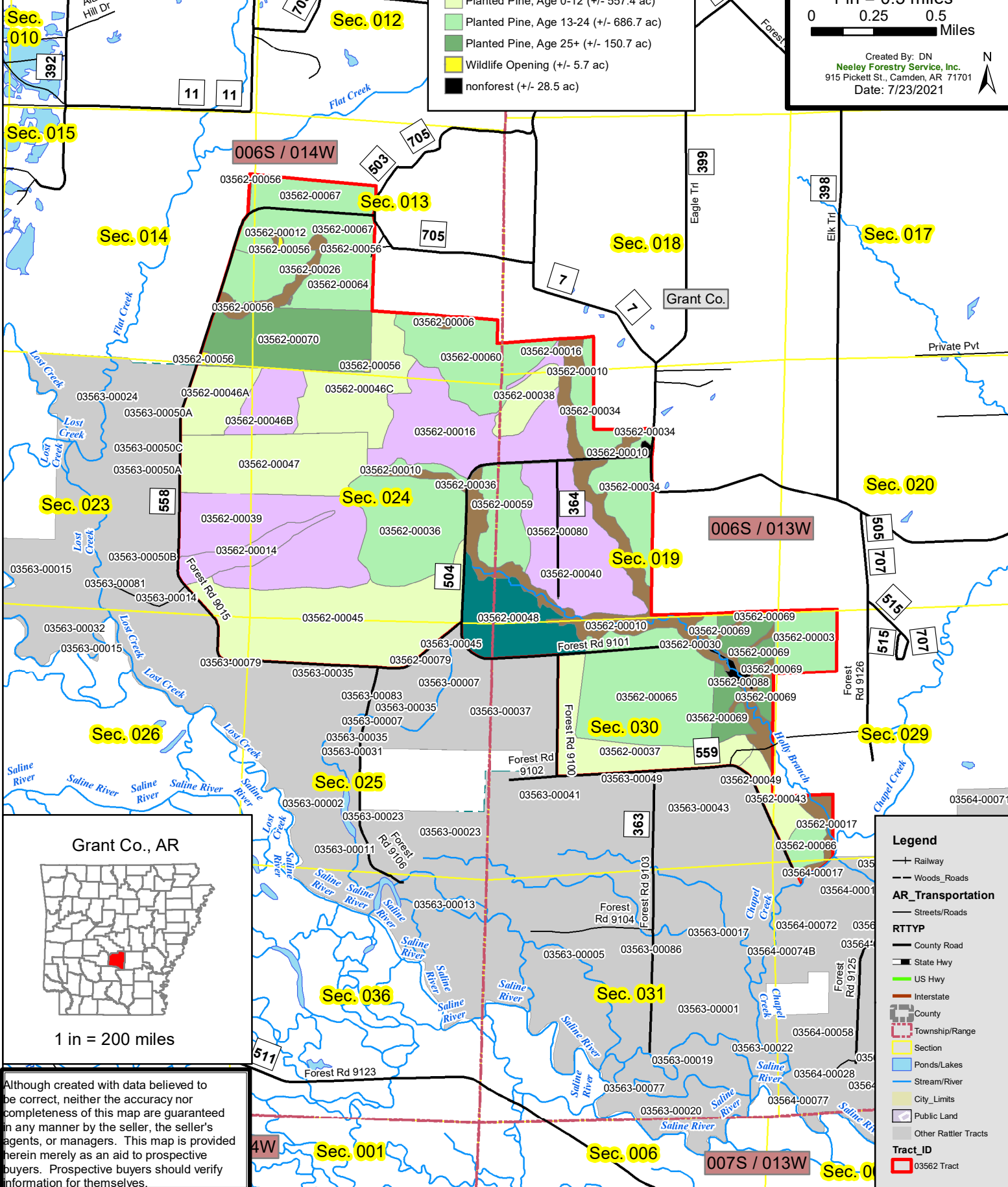


Comment

- CC / Harvest Area (+/- 75.1 ac)
- Nat Pine 76-100% Pine (+/- 455.3 ac)
- Nat Pine/Hdwd 26-50% Pine (+/- 0.0 ac)
- Nat Hdwd/Pine 0-25% Pine (+/- 173.7 ac)
- Planted Pine, Age 0-12 (+/- 557.4 ac)
- Planted Pine, Age 13-24 (+/- 686.7 ac)
- Planted Pine, Age 25+ (+/- 150.7 ac)
- Wildlife Opening (+/- 5.7 ac)
- nonforest (+/- 28.5 ac)

1 Type Map
#03562 Rattler Trail - A
+/- 2,133.0 acres (GIS Est.)
18,19,29,30-06S/13W and
13,14,23,24,25,26-06S/14W
Grant Co., AR
= property boundary
1 in = 0.5 miles
0 0.25 0.5 Miles

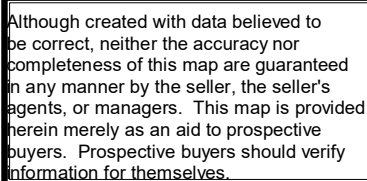
Created By: DN
Neeley Forestry Service, Inc.
915 Pickett St., Camden, AR 71701
Date: 7/23/2021





- CC / Harvest Area (+/- 155.6 ac)
- Nat Pine 76-100% Pine (+/- 118.9 ac)
- Nat Pine/Hwdw 26-50% Pine (+/- 0.0 ac)
- Nat Hwdw/Pine 0-25% Pine (+/- 1467.4 ac)
- Planted Pine, Age 0-12 (+/- 208.3 ac)
- Planted Pine, Age 13-24 (+/- 95.0 ac)
- Planted Pine, Age 25+ (+/- 0.0 ac)
- Wildlife Opening (+/- 0.0 ac)
- nonforest (+/- 50.0 ac)

Created By: DN
Neeley Forestry Service, Inc.
915 Pickett St., Camden, AR 717
Date: 7/23/2021



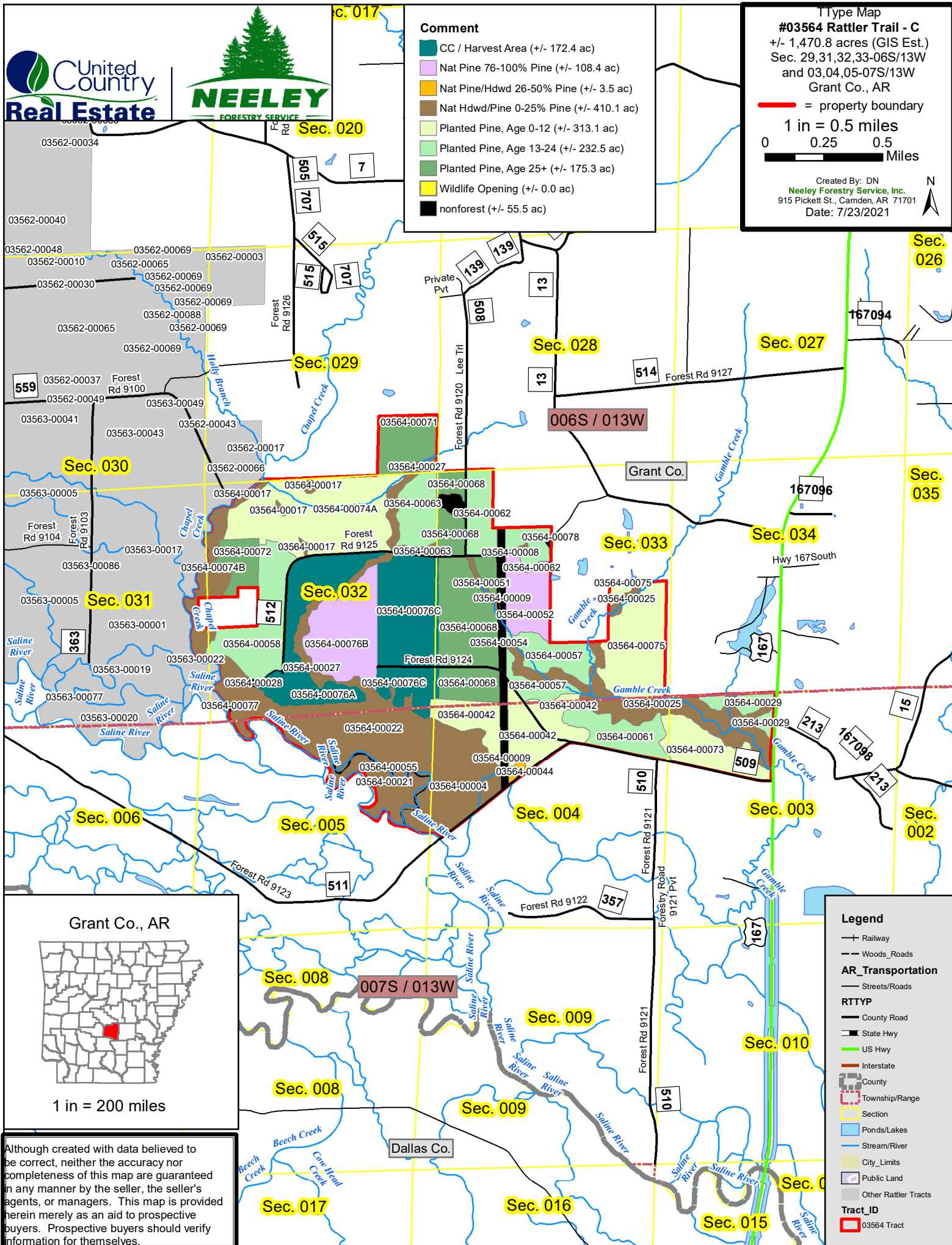


Comment

- CC / Harvest Area (+/- 172.4 ac)
- Nat Pine 76-100% Pine (+/- 108.4 ac)
- Nat Pine/Hdwd 26-50% Pine (+/- 3.5 ac)
- Nat Hdwd/Pine 0-25% Pine (+/- 410.1 ac)
- Planted Pine, Age 0-12 (+/- 313.1 ac)
- Planted Pine, Age 13-24 (+/- 232.5 ac)
- Planted Pine, Age 25+ (+/- 175.3 ac)
- Wildlife Opening (+/- 0.0 ac)
- nonforest (+/- 55.5 ac)

1 Type Map
#03564 Rattler Trail - C
+/- 1,470.8 acres (GIS Est.)
Sec. 29,31,32,33-06S/13W
and 03,04,05-07S/13W
Grant Co., AR
= property boundary
1 in = 0.5 miles
0 0.25 0.5 Miles

Created By: DN
Neeley Forestry Service, Inc.
915 Pickett St., Camden, AR 71701
Date: 7/23/2021



Grant Co., AR



1 in = 200 miles

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Legend

- Railway
- Woods/Roads
- AR_Transportation
 - Streets/Roads
- RTTYP
 - County Road
 - State Hwy
 - US Hwy
 - Interstate
- County
 - Township/Range
 - Section
 - Ponds/Lakes
 - Stream/River
 - City Limits
 - Public Land
 - Other Rattler Tracts
- Tract_ID
 - 03564 Tract

STRATUM INFO										CURRENT PROJECTED TOTAL TONS (** Does Not include Topwood **)									
StandID	Inventory	Comment	Estab. Year	Age (2021-Est. Yr.)	Plots	Acres	Trees Per Acre	Basal Area (ft²/ac)	Pine Sawlogs	Pine Chip-n-Saw	Pine Pulpwood	Red Oak Sawlogs	White Oak Sawlogs	Misc. Hardwood Sawlogs	Hardwood Pulpwood	Total			
03562-00003	Jul-19 Planted Pine (13-24)		2000	21	4	40.2	494.6	200.0	-	1,085.9	5,692.9	-	-	-	-	6,778.9			
03562-00006	Jul-19 Nat Hdw/Pine 0-25% Pine		1970	51	1	2.1	129.9	110.0	-	-	-	17.9	-	14.5	195.0	227.4			
03562-00010	Jul-19 Nat Hdw/Pine 0-25% Pine		1943	78	35	139.9	101.3	82.6	1,318.0	83.6	28.6	987.3	713.1	753.7	6,579.1	10,463.5			
03562-00012	N/A Nat Hdw/Pine 0-25% Pine		2007	14	-	4.0	-	-	-	-	-	-	-	-	-	-			
03562-00014	Jul-19 Nat Pine 76-100% Pine		1971	50	8	29.4	45.0	33.8	727.0	-	72.3	19.4	-	-	115.1	933.8			
03562-00016	Jul-19 Nat Pine 76-100% Pine		1970	51	31	124.6	47.5	57.1	6,118.1	98.9	133.3	34.8	19.3	-	403.2	6,807.6			
03562-00017	Jul-19 Nat Hdw/Pine 0-25% Pine		1902	119	3	14.1	111.1	110.0	46.9	-	-	111.9	170.2	232.5	723.0	1,284.5			
03562-00026	Jul-19 Nat Hdw/Pine 0-25% Pine		1956	65	3	13.6	139.1	86.7	-	-	-	53.2	-	-	824.6	877.8			
03562-00030	N/A nonforest		N/A	N/A	N/A	2.4	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A			
03562-00034	Jul-19 Planted Pine (13-24)		2006	15	8	75.8	348.0	135.0	-	256.1	6,442.2	-	-	-	-	6,698.3			
03562-00036	Jul-19 Planted Pine (13-24)		2006	15	11	111.9	470.7	176.4	-	687.5	14,239.7	-	-	-	-	14,927.2			
03562-00037	N/A Planted Pine (0-12)		2009	12	-	75.5	-	-	-	-	-	-	-	-	-	-			
03562-00038	N/A Planted Pine (0-12)		2011	10	-	25.1	-	-	-	-	-	-	-	-	-	-			
03562-00039	Jul-19 Nat Pine 76-100% Pine		1971	50	36	145.5	76.6	83.3	10,860.5	45.2	297.4	340.3	-	21.3	1,344.2	12,908.9			
03562-00040	Jul-19 Nat Pine 76-100% Pine		1970	51	29	117.7	37.3	49.7	5,571.7	-	47.5	143.3	25.9	-	178.1	5,966.6			
03562-00043	N/A Planted Pine (0-12)		2020	1	-	23.8	-	-	-	-	-	-	-	-	-	-			
03562-00045	N/A Planted Pine (0-12)		2019	2	-	195.2	-	-	-	-	-	-	-	-	-	-			
03562-00046A	N/A Planted Pine (0-12)		2018	3	-	40.7	-	-	-	-	-	-	-	-	-	-			
03562-00046B	Jul-19 Nat Pine 76-100% Pine		1968	53	10	38.1	134.0	146.0	4,816.2	250.2	37.0	103.5	-	-	941.7	6,148.6			
03562-00046C	N/A Planted Pine (0-12)		2019	2	-	84.2	-	-	-	-	-	-	-	-	-	-			
03562-00047	N/A Planted Pine (0-12)		2011	10	-	113.0	-	-	-	-	-	-	-	-	-	-			
03562-00048	N/A CC 2021, No Replant		N/A	N/A	-	75.1	-	-	-	-	-	-	-	-	-	-			
03562-00049	N/A nonforest		N/A	N/A	N/A	9.8	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A			
03562-00056	N/A Wildlife Opening		N/A	N/A	-	5.7	-	-	-	-	-	-	-	-	-	-			
03562-00059	Jul-19 Planted Pine (13-24)		2003	18	5	45.9	336.7	160.0	357.8	1,759.8	2,986.6	-	-	-	-	5,104.3			
03562-00060	Jul-19 Planted Pine (13-24)		2002	19	9	88.4	381.4	193.3	1,214.0	3,635.1	9,186.4	-	-	-	-	14,035.5			
03562-00064	Jul-19 Planted Pine (13-24)		2002	19	8	76.1	398.1	182.5	359.6	1,806.2	10,061.6	-	-	-	-	12,227.5			
03562-00065	Jul-19 Planted Pine (13-24)		2000	21	15	147.6	172.5	142.7	12,103.7	5,148.1	1,187.9	-	-	-	-	18,439.7			
03562-00066	Jul-19 Planted Pine (13-24)		1998	23	1	15.1	241.5	180.0	504.5	2,044.7	-	-	-	-	-	2,549.2			
03562-00067	Jul-21 Planted Pine (13-24)		1998	23	21	85.9	130.6	106.2	3,648.1	1,597.9	700.9	-	-	-	72.6	6,019.4			
03562-00069	Jul-19 Planted Pine (25+)		1996	25	5	51.8	130.8	104.0	2,206.9	2,415.8	685.9	-	-	-	-	5,308.6			
03562-00070	Jul-19 Planted Pine (25+)		1994	27	10	98.9	188.1	134.0	3,773.6	1,987.5	4,686.2	-	-	-	-	10,447.2			
03562-00079	N/A nonforest		N/A	N/A	N/A	7.3	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A			
03562-00080	N/A nonforest		N/A	N/A	N/A	1.8	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A			
03562-00084	N/A nonforest		N/A	N/A	N/A	1.3	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A			
03562-00085	N/A nonforest		N/A	N/A	N/A	1.0	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A			
03562-00088	N/A nonforest		N/A	N/A	N/A	4.8	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A			
03562-TOTAL	N/A		N/A	N/A	253		N/A			56,486.4						148,154.3			

StandID	Inventory De	Comment	ESTABLISHMENT INFO			CURRENT PROJECTED TOTAL TONS (***) Does Not Include Topwood(***)										
			Estab. Year	Age (2021-Est. Yr.)	Plots	Acres	Trees Per Acre	Basal Area (ft²/ac)	Pine Sawlogs	Pine Chip-n-Saw	Pine Pulpwood	Red Oak Sawlogs	White Oak Sawlogs	Misc. Hardwood Sawlogs	Hardwood Pulpwood	Total
03563-00001	Jul-19 Nat Hdwd/Pine 0-25% Pine		1990	31	13	53.3	198.7	80.8	-	-	-	39.7	-	194.2	2,974.9	3,208.8
03563-00002	Jul-19 Nat Hdwd/Pine 0-25% Pine		1989	32	14	57.2	162.7	75.7	-	-	-	58.8	-	267.6	2,719.2	3,045.6
03563-00005	Jul-19 Nat Hdwd/Pine 0-25% Pine		1973	48	87	353.0	147.4	104.3	-	-	-	7,025.4	890.3	1,234.2	21,460.0	30,610.0
03563-00007	Jul-19 Nat Hdwd/Pine 0-25% Pine		1968	53	7	29.8	194.5	134.3	1,727.8	159.7	226.7	36.8	106.9	205.5	1,404.5	3,867.9
03563-00011	Jul-19 Nat Hdwd/Pine 0-25% Pine		1921	100	4	16.1	109.8	92.5	33.7	-	32.1	246.7	68.7	170.4	437.9	989.6
03563-00013	Jul-19 Nat Hdwd/Pine 0-25% Pine		1921	100	46	192.3	70.6	72.2	117.3	-	-	2,095.2	949.7	3,300.3	4,800.7	11,203.2
03563-00014	Jul-19 Nat Pine 76-100% Pine		1971	50	1	7.7	101.9	20.0	-	-	75.4	-	-	-	-	75.4
03563-00015	Jul-19 Nat Hdwd/Pine 0-25% Pine		1930	91	91	361.9	85.3	92.2	996.2	39.0	19.5	4,771.2	2,889.6	6,565.3	10,432.4	25,713.2
03563-00017	Jul-19 Nat Hdwd/Pine 0-25% Pine		1902	119	45	167.5	86.0	98.0	335.4	-	31.0	3,205.7	1,003.9	2,995.9	5,358.7	12,930.6
03563-00019	Jul-19 Nat Hdwd/Pine 0-25% Pine		1902	119	23	90.4	40.4	81.7	33.0	-	-	698.0	309.9	3,587.7	1,583.6	6,212.2
03563-00020	Jul-19 Nat Hdwd/Pine 0-25% Pine		1902	119	18	70.6	67.9	106.7	-	-	-	1,212.5	764.9	2,819.5	1,823.1	6,620.0
03563-00022	Jul-19 Nat Hdwd/Pine 0-25% Pine		1902	119	4	11.2	77.0	97.5	-	-	-	89.0	97.6	364.6	347.8	899.0
03563-00023	Jul-19 Nat Hdwd/Pine 0-25% Pine		1969	52	7	26.5	179.2	132.9	1,586.4	106.0	91.9	160.1	47.9	19.8	1,373.4	3,385.7
03563-00024	N/A nonforest		N/A	N/A	N/A	17.6	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
03563-00031	N/A nonforest		N/A	N/A	N/A	0.3	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
03563-00032	N/A Nat Hdwd/Pine 0-25% Pine		2008	13	-	32.7	-	-	-	-	-	-	-	-	-	-
03563-00035	Jul-19 Planted Pine (13-24)		2006	15	9	95.0	339.6	148.9	-	1,237.8	9,700.8	-	-	-	-	10,938.6
03563-00037	N/A Planted Pine (0-12)		2009	12	-	113.9	-	-	-	-	-	-	-	-	-	-
03563-00041	N/A CC 2021, No Replant		N/A	N/A	-	78.5	-	-	-	-	-	-	-	-	-	-
03563-00043	N/A Planted Pine (0-12)		2020	1	-	94.4	-	-	-	-	-	-	-	-	-	-
03563-00045	N/A Nat Pine 76-100% Pine		1968	53	-	1.8	-	-	-	-	-	-	-	-	-	-
03563-00049	N/A nonforest		N/A	N/A	N/A	3.7	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
03563-00050A	N/A CC 2020, No Replant		N/A	N/A	-	77.1	-	-	-	-	-	-	-	-	-	-
03563-00050B	N/A Nat Pine 76-100% Pine		1968	53	27	109.4	96.9	102.6	9,205.4	183.2	260.5	216.1	45.4	-	1,889.6	11,800.1
03563-00050C	Jul-21 Nat Hdwd/Pine 0-25% Pine		1968	53	2	4.8	34.1	30.0	-	-	-	21.6	-	-	63.6	85.2
03563-00077	N/A nonforest		N/A	N/A	N/A	10.1	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
03563-00079	N/A nonforest		N/A	N/A	N/A	3.5	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
03563-00081	N/A nonforest		N/A	N/A	N/A	2.2	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
03563-00082	N/A nonforest		N/A	N/A	N/A	0.2	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
03563-00083	N/A nonforest		N/A	N/A	N/A	3.8	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
03563-00086	N/A nonforest		N/A	N/A	N/A	8.7	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A
#03563- TOTAL	N/A		N/A	N/A	N/A	398	N/A	-	-	-	10,437.9	-	-	-	-	131,565.2

STRATUMINFO										CURRENT PROJECTED TOTAL TONS (** Does Not Include Topwood***)									
StandID	Inventory	Comment	Estab. Year	Age (2021 Est. Yr.)	Plots	Acres	Trees Per Acre	Basal Area (ft²/ac)	Pine Sawlogs	Pine Chip-n-Saw	Pine Pulpwood	Red Oak Sawlogs	White Oak Sawlogs	Misc. Hardwood Sawlogs	Hardwood Pulpwood	Total			
03564-00004	Jul-19	Nat Hdwtd/Pine 0-25% Pine	1974	47	20	78.7	67.8	69.5	-	-	-	-	-	-	-	-			
03564-00008	N/A	Nat Hdwtd/Pine 0-25% Pine	1966	55	-	1.9	-	-	-	-	-	-	-	-	-	-			
03564-00009	N/A	nonforest	N/A	N/A	N/A	22.4	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A			
03564-00017	Jul-19	Nat Hdwtd/Pine 0-25% Pine	1902	119	1	14.2	152.8	30.0	-	-	-	-	-	-	252.5	252.5			
03564-00018	N/A	nonforest	N/A	N/A	N/A	6.1	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A			
03564-00021	Jul-19	Nat Hdwtd/Pine 0-25% Pine	1902	119	8	32.8	60.9	67.5	-	-	-	153.3	90.0	754.9	772.6	1,770.8			
03564-00022	Jul-19	Nat Hdwtd/Pine 0-25% Pine	1902	119	33	138.0	92.9	100.3	-	-	-	2,764.3	844.6	2,322.8	5,011.3	10,943.0			
03564-00025	Jul-19	Nat Hdwtd/Pine 0-25% Pine	1948	73	21	83.1	119.4	100.5	468.3	44.3	181.0	640.2	596.8	1,083.9	3,778.1	6,792.6			
03564-00027	Jul-19	Nat Hdwtd/Pine 0-25% Pine	1948	73	10	39.0	162.5	124.0	730.4	-	97.0	378.5	427.4	420.1	1,927.4	3,980.7			
03564-00028	N/A	nonforest	N/A	N/A	N/A	0.8	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A			
03564-00029	Jul-19	Planted Pine (13-24)	2002	19	1	14.6	184.9	120.0	-	788.1	486.7	-	-	-	-	1,274.8			
03564-00042	N/A	Planted Pine (0-12)	2020	1	-	73.0	-	-	-	-	-	-	-	-	-	-			
03564-00044	Jul-19	Nat Pine/Hdwtd 26-50% Pine	1974	47	1	3.5	32.0	50.0	38.9	-	-	39.3	-	54.8	-	133.0			
03564-00051	Jul-19	Nat Hdwtd/Pine 0-25% Pine	1996	25	1	3.8	7.2	10.0	-	-	-	24.8	-	-	-	24.8			
03564-00052	Jul-19	Nat Pine 76-100% Pine	1966	55	9	36.9	59.6	101.1	3,613.1	54.7	178.7	152.0	46.0	-	31.6	4,076.0			
03564-00054	N/A	nonforest	N/A	N/A	N/A	12.9	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A			
03564-00055	N/A	nonforest	N/A	N/A	N/A	7.5	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A			
03564-00057	Jul-21	Planted Pine (13-24)	2006	15	13	44.5	165.0	75.4	-	264.6	1,978.6	-	-	-	-	2,243.2			
03564-00058	Jul-19	Planted Pine (13-24)	2006	15	6	62.1	364.2	143.3	-	140.0	6,832.8	-	-	-	-	6,972.8			
03564-00061	Jul-21	Planted Pine (13-24)	2002	19	10	35.2	177.9	88.0	20.9	1,084.4	997.9	-	-	-	-	2,103.2			
03564-00062	Jul-19	Planted Pine (13-24)	2002	19	4	43.4	336.9	145.0	-	1,245.3	3,587.1	-	-	-	-	4,832.5			
03564-00063	Jul-19	Planted Pine (13-24)	2002	19	3	32.6	420.0	206.7	-	1,358.9	4,021.3	-	-	-	-	5,380.2			
03564-00068	Jul-19	Planted Pine (25+)	1996	25	12	117.9	94.8	88.3	6,676.9	1,592.3	295.7	-	-	-	-	8,565.0			
03564-00071	Jul-19	Planted Pine (25+)	1987	34	4	35.8	96.4	95.0	2,477.2	120.9	-	-	-	-	115.3	2,713.4			
03564-00072	Jul-19	Planted Pine (25+)	1987	34	2	21.6	55.8	80.0	1,686.6	-	-	-	-	-	-	1,686.6			
03564-00073	N/A	Planted Pine (0-12)	2012	9	-	42.4	-	-	-	-	-	-	-	-	-	-			
03564-00074A	N/A	Planted Pine (0-12)	2018	3	-	122.7	-	-	-	-	-	-	-	-	-	-			
03564-00074B	N/A	Nat Hdwtd/Pine 0-25% Pine	2018	3	-	18.6	-	-	-	-	-	-	-	-	-	-			
03564-00075	N/A	Planted Pine (0-12)	2013	8	-	75.0	-	-	-	-	-	-	-	-	-	-			
03564-00076A	N/A	CC 2021, No Replant	N/A	N/A	-	70.6	-	-	-	-	-	-	-	-	-	-			
03564-00076B	Jul-19	Nat Pine 76-100% Pine	1977	44	18	71.5	52.8	102.2	7,940.8	-	33.3	-	-	-	38.5	8,012.5			
03564-00076C	N/A	CC 2021, No Replant	N/A	N/A	-	101.8	-	-	-	-	-	-	-	-	-	-			
03564-00077	N/A	nonforest	N/A	N/A	N/A	0.7	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A			
03564-00078	N/A	nonforest	N/A	N/A	N/A	1.3	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A			
03564-00087	N/A	nonforest	N/A	N/A	N/A	3.9	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A	N/A			
03564-TOTAL	N/A	N/A	N/A	N/A	177	-	N/A	-	-	-	18,716.7	-	-	-	-	75,932.7			

BID/OFFER FORM
'RATTLER TRAIL' LAND SALE
BID DATE: THURSDAY, OCTOBER 7TH, 2021, 10:00 am

Parcel A (#03019-03562)	±2,133.0 acres (GIS Est.).....\$ _____
Parcel B (#03019-03563)	±2,095.2 acres (GIS Est.).....\$ _____
Parcel C (#03019-03564)	±1,470.8 acres (GIS Est.).....\$ _____
-OR-	
Parcel A and B (#03019-03562, 03563)	±4,228.2 acres (GIS Est.).....\$ _____
Parcel A and C (#03019-03562, 03564)	±3,603.8 acres (GIS Est.).....\$ _____
Parcel B and C (#03019-03563, 03564)	±3,566.0 acres (GIS Est.).....\$ _____
-OR-	
Rattler Trail (#03019-03562, 03563, 03564)	±5,700 acres (GIS Est.).....\$ _____

*Offers should be made for a specific dollar amount. The above properties are being sold in their entirety for a single sum and not on a per acre basis. Advertised acreage is not guaranteed.

**By signing this offer you agree that the offer/bid shall remain valid through 3:00 p.m. Tuesday, October 12th, 2021. The successful bidder will be notified at or before that time by telephone, fax, or email. If this offer is accepted, I am ready, willing, able, and obligated to execute a more formal Contract of Sale within seven business days with earnest money in the amount of \$50,000 per parcel. Closing is expected to be held within thirty (45) days of offer acceptance.

BY: _____
Name of Company

BY: _____
Name of Authorized Buyer

Address: _____

Email Address: _____

Phone: _____

Fax: _____

Send bid/offer form to: **United County – Neeley Forestry Service, Inc.**
 915 Pickett Street
 Camden, AR 71701

Or

Fax to: (870) 836-7432