



Timberbrook Forestry

2120 Sand Wedge Court
Pfafftown, NC 27040

336-244-1686 : cell

REQUEST FOR BIDS

STANDING TIMBER – 34 ACRES+/- & 6.5 Acres+/-

*The Sherrill Tracts
Alleghany County, North Carolina*

SALE DATE: 11:00 AM – May 17, 2022

TIMBER VOLUMES ESTIMATED: 960,430 Board Feet Total
(International 1/4 Inch Log Rule)

Meadowfork Rd Tract – 34 Acres+/- : 766,750 Board Feet

White Pine	735,840 Board Feet
Poplar	30,910 Board Feet

Cleary Rd Tract – 6.5 Acres & a 100% Tally area: 193,680 Board Feet


White Pine	183,080 Board Feet
Poplar	4,680 Board Feet
Maple	1,860 Board Feet
Misc. Hardwood	4,060 Board Feet

Location: The Timber for Sale is located on Meadowfork Road just off NC Highway 18 and the small tract on Cleary Road. See the Timber Sale Map for the access to the Meadowfork Road tract and the Timber Sale map for the access to the Cleary Road Tract. See the attached Timber Sale Map for the exact location.

Description: The Timber for Sale is Excellent Quality White Pine, Poplar and some other hardwoods. The Limits of the Sale Area are defined on the ground by **Pink Flagging** as shown on the attached **Timber Sale Map**. A breakdown of the timber volumes is attached and shown on the **Estimated Timber Volume Summary**. The terrain is moderately sloped with one stream to cross. **The Timber For Sale is being sold on a Clear Cut Basis. Bid on Both Tracts Together!!** The Stream Management Zones are a NO CUT SMZ.

The Sale: The timber will be sold on a **Sealed Bid-Lump Sum Basis**. We will be accepting Bids in our office, by email or by phone until 9:30 AM on **Tuesday, May 17, 2022**. Or Bids may be brought by 11:00 AM on the same day to **“the designated place – “The Gate at the Meadowfork Rd Tract”** At **11:00 AM on May 17, 2022** all Bids in hand will be opened and made public. The Owners and Timberbrook Forestry, Inc. (agents) reserve the right to reject and refuse any and all bids.

an executed Timber Deed or Contract. The Seller pays for the Timber Deed and the Revenue Stamps and the Buyer pays for the Recording Fee. Please review the **Timber Sale Map**, the **Estimated Timber Volume Summary** and the **Conditions of the Sale**, which are attached. I look forward to receiving your bid on May 17th. I hope you will take the opportunity to examine this boundary of timber.

Sincerely, 

John W. (Bill) Overbey RF, ACF
NC Registered Forester #597

(Cell Phone: 336-244-1686)
email: timberbrookforestry@gmail.com

CONDITIONS OF THE SALE

1. A **TWO YEAR** CUTTING PERIOD FROM THE DATE OF THE TIMBER DEED.
2. SKIDDING, LOADING, AND DECKING OPERATIONS MUST BE CONDUCTED IN THE TIMBER SALE AREA, OR IN AREAS APPROVED BY THE LAND OWNERS. ALL LOGGING DEBRIS MUST BE KEPT IN THE TIMBER SALE AREA AND THE DISTURBED DECK AREA SOWN IN GRASS.
3. NO LOGGING DEBRIS (TREES, LIMBS, ETC.) SHALL BE LEFT OUTSIDE THE SALE AREA. NO LOGGING DEBRIS SHALL BE LEFT IN THE OPEN FIELDS. DAMAGE TO THE CROPS WILL BE THE LOGGERS RESPONSIBILITY.
4. REQUIREMENTS CONCERNING STREAM OBSTRUCTION AS FOUND IN THE GENERAL STATUTES OF NORTH CAROLINA MUST BE HONORED. THE LOGGER IS REQUIRED TO FOLLOW THE BEST MANAGEMENT PRACTICES (BMP'S), AS ESTABLISHED BY THE STATE OF NORTH CAROLINA. FAILURE TO DO SO WILL BE THE BUYERS RESPONSIBILITY.
5. ANY TREES THAT ARE CUT THAT ARE FLAGGED IN PINK FLAGGING OR OUTSIDE THE TIMBER SALE AREA THAT ARE CUT WILL BE SCALED ON THE INTERNATIONAL 1/4 INCH LOG RULE FC-78, AND BE PAID FOR AT A RATE OF \$400.00, PER THOUSAND FOR SAWTIMBER AND \$35.00 PER CORD FOR PULPWOOD.
6. UNAUTHORIZED LOGGING DAMAGE TO PERMANENT FENCING, CROPS, OPEN LAND OR OTHER EQUIPMENT OR BUILDINGS WILL BE THE FINANCIAL RESPONSIBILITY OF THE BUYER.
7. NEITHER THE LANDOWNERS NOR TIMBERBROOK FORESTRY, INC. SHALL BE RESPONSIBLE FOR ANY PERSONAL INJURY OR DAMAGE TO THE LOGGERS EQUIPMENT, WHICH MIGHT OCCUR ON THIS PROPERTY DURING THE LOGGING OPERATION.
8. THE LOGGING CONTRACTOR SHALL NOTIFY TIMBERBROOK FORESTRY, INC. WHEN HE IS READY TO MOVE ON THE TRACT AND AT LEAST TWO (2) DAYS BEFORE LOGGING ACTIVITIES ARE TO BE COMPLETED.
9. CULVERTS SHALL BE PLACED IN EACH STREAM CROSSING OR TEMPORARY BRIDGES USED TO SPAN THE STREAM CROSSING. SILT SCREEN FENCING, GRASS SEED AND STRAW SHALL BE USED TO STABILIZE ANY DISTURBED AREA WITHIN THE STREAM MANAGEMENT ZONE IMMEDIATELY AFTER THE CULVERT IS INSTALLED. ALL TREES SHALL BE FELLED AWAY FROM STREAM COURSES WHERE POSSIBLE. NO LARGE LIMBS SHALL BE LEFT IN THE STREAM COURSE.
10. TRASH ESTABLISHED AS A RESULT OF THE LOGGING OPERATION MUST BE CLEANED UP ON AN ONGOING BASIS AROUND THE LOADING AREAS AND OTHER AREAS WITHIN THE TIMBER SALE AREA. ALL TRASH MUST BE REMOVED FROM THE TIMBER SALE AREA BEFORE THE LOGGER REMOVES THE EQUIPMENT FROM THE SITE. THE LOGGER WILL NOT BE RESPONSIBLE FOR TRASH THAT IS PRESENT ON THE SITE WHEN LOGGING BEGINS.
11. THE ACCESS LEADING INTO THE TRACT MUST BE KEEP SMOOTHED AND OPEN DURING THE ENTIRE LOGGING OPERATION AND LEFT IN A SIMILAR CONDITION AT THE END OF THE LOGGING OPERATION AS WHEN THE LOGGING BEGAN. A 50 FOOT MINIMUM GRAVEL APRON SHALL BE INSTALLED AT THE ACCESS ON THE ROAD.
12. THE LOGGING DECKS SHALL BE SOWN IN GRASS AND STRAWED AT THE END OF THE LOGGING OPERATION. ALL LOGGING DEBRIS SHALL BE PUSHED OUT OF THE FIELD.

Sherrill Timber Tracts

Timber Volumes Estimated

Cleary Road and Meadowfork Road, Alleghany County, NC

Meadowfork Road Tract

White Pine Stand

Diameter	34 Acres+/- 22,500 BDFT/ACRE (AVERAGE)										Total	
	10"	12"	14"	16"	18"	20"	22"	24"	26"	28"		30"+
White Pine	23,220	89,520	127,100	161,520	154,400	123,020	42,300	14,760				735,840
Poplar	1,450	3,480	5,700	4,230	11,200	4,850						30,910
Total By Diameter Class =	24,670	93,000	132,800	165,750	165,600	127,870	42,300	14,760				766,750

Total Estimated Board Foot Volume =

Cleary Road Tract

White Pine Stand

Diameter	25,800 BDFT/ACRE (AVERAGE)										Total	
	10"	12"	14"	16"	18"	20"	22"	24"	26"	28"		30"+
White Pine Stand	4,500	9,460	13,840	36,690	31,650	29,030	18,420	7,010				156,800
Poplar	540	540	0	1,820	1,040	0	1,280					4,680
Maple	900	960										1,860
Misc Hardwoods			1,350	700	0	2,010						4,060
Total By Diameter Class =	900	6,000	10,810	14,540	38,510	34,700	29,030	19,700				167,400

Total Estimated Board Foot Volume =

100% Tally White Pine

Diameter	10,060 BDFT/ACRE (AVERAGE)										Total	
	10"	12"	14"	16"	18"	20"	22"	24"	26"	28"		30"+
White Pine	40	220	460	1,380	5,940	5,700	5,680	4,030	2,830			26,280
Total By Diameter Class =	40	220	460	1,380	5,940	5,700	5,680	4,030				26,280

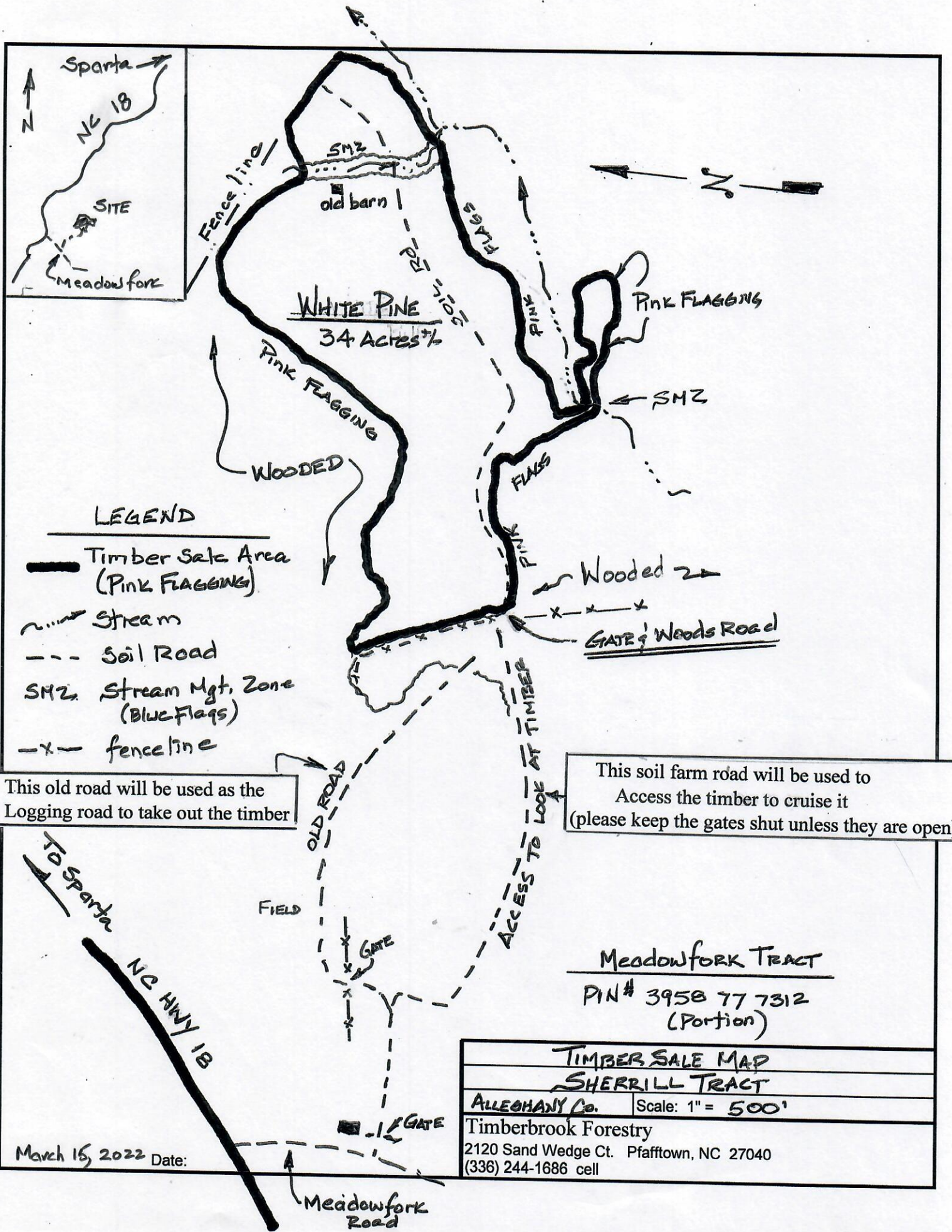
Total Estimated Board Foot Volume =

Timberbrook Forestry
336-244-1686 cell

Total Estimated Timber Volume on Cleary Rd = 193,680

Estimated Grand Total Timber Volume on both Tracts = 960,430 Bd Ft.

International 1/4 Inch Log Rule - Form Class 78
10 Factor Cruise Prism - 50 plots



LEGEND

- Timber Sale Area (Pink Flagging)
- ~** Stream
- - -** Soil Road
- SMZ** Stream Mgt. Zone (Blue Flagging)
- x -** fence line

This old road will be used as the Logging road to take out the timber

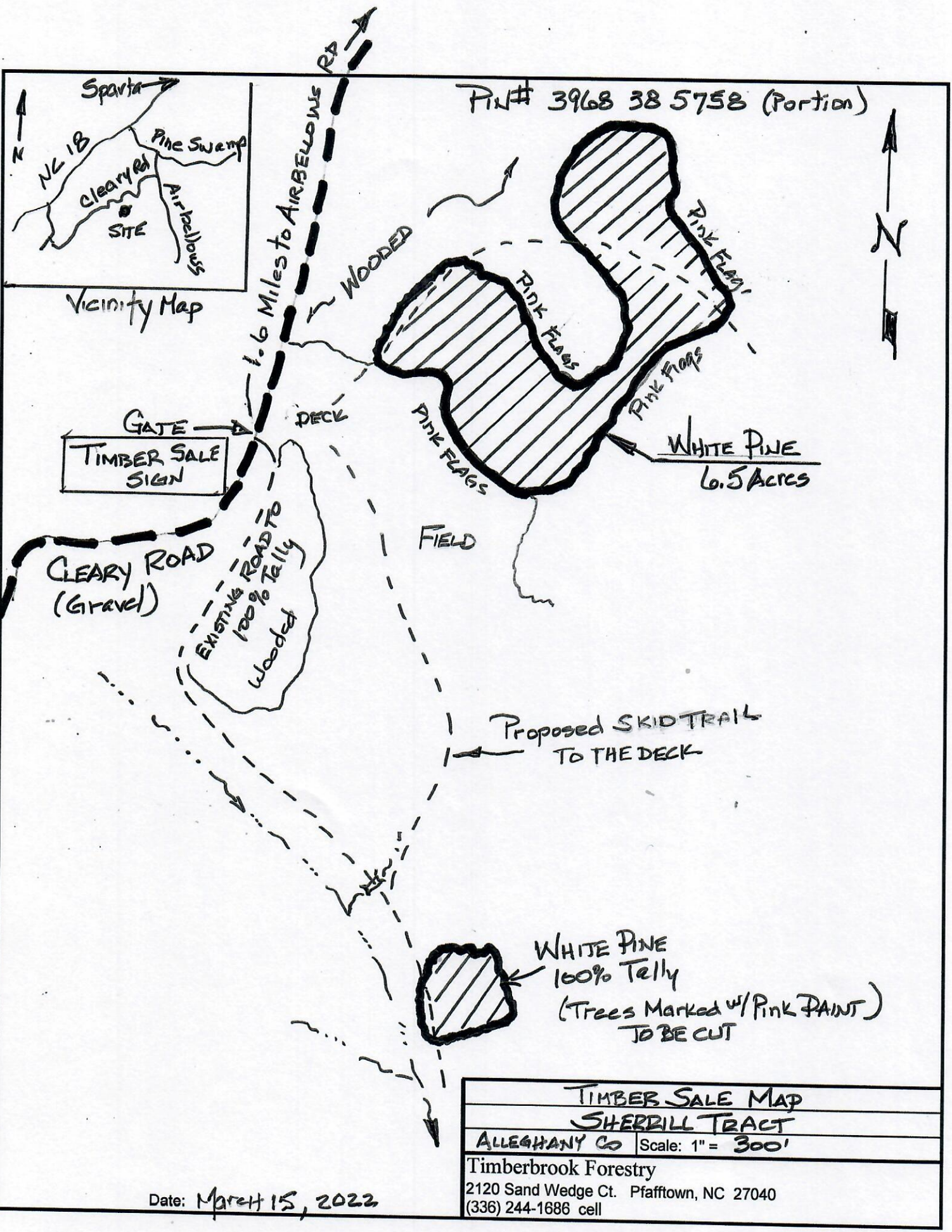
This soil farm road will be used to Access the timber to cruise it (please keep the gates shut unless they are open)

Meadowfork Tract
 PIN # 3958 77 7312
 (Portion)

TIMBER SALE MAP
SHERRILL TRACT
 ALLEGHANY Co. Scale: 1" = 500'
 Timberbrook Forestry
 2120 Sand Wedge Ct. Pfafftown, NC 27040
 (336) 244-1686 cell

March 15, 2022 Date:

Meadowfork Road



Pin# 3968 38 5758 (Portion)

Vicinity Map

GATE
TIMBER SALE SIGN

CLEARY ROAD
(Gravel)

EXISTING ROAD TO
100% Tally
WOODED

DECK

FIELD

WOODED

Proposed SKID TRAIL
TO THE DECK

WHITE PINE
6.5 ACRES

WHITE PINE
100% Tally
(Trees Marked w/ PINK PAINT)
TO BE CUT

TIMBER SALE MAP
SHERBILL TRACT
ALLEGHANY CO Scale: 1" = 300'
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Date: March 15, 2022