USDA - FOREST SERVICE
Stewardship: Y

REPORT OF TIMBER SALE
APPRAISAL SUMMARY CCF

R6-FS-2400-17 (04/10)
Version 1631 (TEA 06-16)

Region: 06
Forest: 01 Deschutes
District: 02 Crescent
Salvage: N

Sale Name: texas
Sale Number: 17001
Appraise to: ahern
Appraiser: gilchrist

Appraisal Date: 08/09/16
Base Period Ending: 06/30/16
Competition Factor: 10%
Essential KV Cost: 0

SELLING PRICES	1	2	3	4	5	6	7	Average	Total
1. Species	L Pine	P Pine							
2. Species Code	108	122							
3. Product/Unit	01-03	01-03							
4. Volume	1,788	2,117							3,905
5. Base Period Price	39.29	49.78						44.98	
6. Base Period Index	187.89	247.15						220.02	
7. Current Index	187.89	247.15						220.02	
8. Rapid Market Adj	5.20							2.38	
9. Market Adj BP Price	44.49	49.78						47.36	
10. Unusual Adjustment	-5.00							-2.29	
11. GBCv-Nonsaw Adj									
12. Product Quality Adj		-2.12						-1.15	
13. Adj Base Period Price	39.49	47.66						43.92	171,504.34

COSTS	Zone Avg Cost/UM	Est Sale Cost/UM	Adj to BP Cost
14. Stump to Truck	69.42	72.52	-3.10
15. Haul/Scale	31.40	41.57	-10.17
16. Road Maintenance	4.61	3.59	1.02
17. Contract	1.89	3.12	-1.23
18. Development & Other	.21	1.93	-1.72
19. Road Const & Recon			
20. Total (lines 14-19)	107.53	122.73	-15.20

ROADS	Km	Miles	Cost
Specified Road Con			
Specified Road Rec			
Temporary Road Con	3.51	2.18	1,600
Haul Miles		32	

	Br Disp/UM	Rd Mtc/UM	C(T)5.213#
DEPOSITS:	3.08	.27	

ADVERTISED RATES	1	2	3	4	5	6	7	Average	Total
21. Predicted Bid Rate	24.29	32.46						28.72	112,148.34
22. Competition Adjustment	2.43	3.25						2.87	11,225.09
23. Property Value									
24. Indicated Adv Rate	21.86	29.21						25.84	100,923.25
25. Base Rate	1.00	1.00						1.00	3,905.00
26. Adjustment									
27. Advertised Rate	21.86	29.21						25.84	100,923.25

CCF to MBF Rate Factors:	2.0203	1.9566	1.9853	
CCF to MBF Volume Factors:	.4950	.5111	.5037	
MBF to CCF Index Factors:	.52	.52		
CCF Base Index for A(T)5a:				
CCF Wtd Avg Del Log Price:	148.57	159.13		
MBF Volume:	885	1,082		1,967
Total Tons Removed:	5,721	7,298		13,019

Net CCF to Tons Conversion Factor for C8.3#(Option 1) or K-I.3.1#: 3.3339 DEPOSITS/Ton BD: .92 RM: .08