

Region: 06  
Forest: 05 Mt Baker-Snoqualmie  
District: 05 Snoqualmie  
Salvage: N

Sale Name: Highway 18 Interchange Se  
Sale Number: 23004  
Appraise to: Tacoma, WA  
Appraiser: Timothy Seaman

Appraisal Date: 01/19/2023  
Base Period Ending: 09/30/2022  
Competition Factor: 0%  
Essential KV Cost: 0

SELLING PRICES	1	2	3	4	5	6	7	Average	Total
1. Species	Alder	D-fir	W Hem	WR Ced					
2. Species Code	350	205	263	242					
3. Product / Unit	01-03	01-03	01-03	01-03					
4. Volume	6	44	6	5					61
5. Base Period Price	00.00	78.18	62.70	199.04				78.87	
6. Base Period Index	5.20	317.99	299.70	747.52				320.63	
7. Current Index	5.20	312.15	242.17	846.27				318.86	
8. Rapid Market Adj		57.72	32.76	54.73				49.34	
9. Market Adj BP Price		14.62	27.59	243.06				27.75	
10. Unusual Adjustment		41.04	41.04	41.04				37.00	
11. GBCv-Nonsaw Adj									
12. Product Quality Adj		15.00	15.00	8.10				12.96	
13. Adj Base Period Price		70.66	28.45	292.20				77.72	4,740.74

COSTS	Zone Avg Cost/UM	Est Sale Cost/UM	Adj to BP Cost	ROADS	Km	Miles	Cost
14. Stump to Truck	101.70	82.35	19.35	Specified Road Con			
15. Haul/Scale	42.70	40.04	2.66	Specified Road Rec			
16. Road Maintenance	9.37		9.37	Temporary Road Con			
17. Contract	1.95		1.95	Haul Miles		37	
18. Development & Other	6.35		6.35				
19. Road Const & Recon							
20. Total (lines 14-19)	162.07	122.39	39.68	DEPOSITS:	Br Disp/UM	Rd Mtc/UM	C(T)5.213#

ADVERTISED RATES	1	2	3	4	5	6	7	Average	Total
21. Predicted Bid Rate	39.68	110.34	68.13	331.88				117.40	7,161.22
22. Competition Adjustment									
23. Property Value									
24. Indicated Adv Rate	39.68	110.34	68.13	331.88				117.40	7,161.22
25. Base Rate	1.00	3.00	3.00	6.00				3.05	186.00
26. Adjustment	0.00	0.00	0.00	0.00					
27. Advertised Rate	39.68	110.34	68.13	331.88				117.40	7,161.22

CCF to MBF Rate Factors:	1.5000	1.5714	2.0000	1.6667				1.6053	
CCF to MBF Volume Factors:	0.6667	0.6364	0.5000	0.6000				0.6230	
MBF to CCF Index Factors:	.52	.52	.52	.52					
CCF Base Index for A(T)5a:									
CCF Wtd Avg Del Log Price:	153.14	552.62	365.78	890.22				522.62	31,879.90
MBF Volume:	4	28	3	3					38
MBF Base Index for A(T)5a:									
MBF Advertised Rate:	59.52	173.39	136.26	553.14				188.45	7,161.20
					DEPOSITS/MBF			BD:	RM: