



11511 US Highway 41, Pelkie, MI 49958

906.353.8584 •

GREENTIMBERFORESTRY.COM

RE: Entry Hardwoods Timber Sale Bid Prospectus

October 1st, 2025

The purpose of this prospectus is to offer you the opportunity to bid on the **Entry Hardwood Timber Sale**. There are two Harvest Units within this timber sale which can be seen on the attached timber sale map.

TIMBER SALE LOCATION & ACCESS

Entry Hardwoods Timber Sale
T. 53 N. – R. 33 W.
Section 14
W ½ NE ¼ & SE ¼ NW ¼ & W ½ NE ¼ SW ¼
Houghton County, Michigan

- The access point to this timber sale is off North Entry Road roughly 5 miles southeast of Chassell (See Locator Map).
- The logging access is depicted on the Timber Sale Map included with this bid prospectus.
- The timber sale is labeled as **Entry Hardwoods Timber Sale** with red paint and pink ribbons where the logging access road enters the timber sale.
- There is a gate with a combination lock located at the entrance to this property. The lock combination is **8584**. Prospective bidders can unlock the gate and drive into the property to view the timber sale. The access road can get greasy when wet, please proceed with caution to ensure the road is not damaged if driving the road with your pickup to view the timber sale. Please close and lock the gate when you leave the property.

ROAD CONSTRUCTION AND LAYOUT

Some minor road improvements will be required for winter access into this timber sale. These improvements consist of minor leveling and brush removal. All roads needed to access this timber sale are currently in place. The Purchaser **will not** be required to build any new roads or trails for the landowner as part of this timber sale. During timber sale operations regular road maintenance (i.e. dragging, landing repair) is required to maintain roads in operable condition and to minimize long term damage to the road system. Roads used to access the timber sale must always comply with state BMPS.

All existing roads used for logging purposes must be left in as good as or better than their presale condition. Any damage caused to the roads as a result of the logging must be repaired at the Purchaser's expense. This includes the removal of brush that would impede access. Purchaser shall be responsible for all road improvement and maintenance required to complete this timber sale and their associated expenses.

Payment Schedule

Upon execution of the timber sale contract a security deposit/bond of \$3,000 and an advanced stumpage payment equal to 15% of the total timber sale value must be provided by the successful bidder. Purchaser will be required to provide an additional advance stumpage payment of \$4,500 by January 5th, 2027 and another \$4,500 advanced stumpage payment by January 5th, 2028 regardless of whether logging activities have commenced.

GENERAL TIMBER SALE DETAILS

- Blue and red colored paint represents the Harvest Unit boundaries.
- Blue boundaries are not to be crossed with equipment or tree tops while red boundaries may be crossed to enable operational requirements as needed if first pre-approved by a Green Timber Forester.
- Red painted trees may be cut if they are a designated species or marked with orange paint.
- Yellow painted trees within the cutting unit boundaries represent “No Skid Zones” located in wet areas. Skidding within these areas must be limited to isolated crossings to minimize the potential for soil disturbance. If necessary, brush can be piled within the crossings to help mitigate soil disturbance. Once logging is complete any brush used to stabilize a crossing must be removed from the No Skid Zone.

OPERATIONAL SCHEDULE

All logging must take place during times of acceptable soil conditions between the dates of December 1st and March 31st. All operations related to this timber sale are to be completed by **March 31st, 2028**.

ENTRY HARDWOODS TIMBER SALE: HARVEST UNIT DETAILS

Harvest Unit #1: Individual Tree Selection: 48.2 acres

Cut all trees marked with orange paint and all merchantable aspen.

Harvest Unit #2: Red Pine Thinning: 1.2 acres

Cut all trees marked with orange paint.

Estimated Harvest Volumes:

Hard Maple Pulp/Bolts:	223 Cords	Hard Maple Saw/Veneer:	97.82 MBF
Soft Maple Pulp/Bolts:	60 Cords	Soft Maple Saw/Veneer:	26.15 MBF
Mixed Hardwood Pulp/Bolts:	44 Cords	Mixed Hardwood Saw/Veneer:	6.49 MBF
Red Pine Pulp/Bolts:	35 Cords		

**Total Volume: 362 Cords
130.46 MBF**

The timber volumes listed above were calculated based on an inventory of 27 randomly placed plots measured with a 10 BAF prism. **The timber sale is variable, and it is recommended that you inspect the sale prior to bidding. The volumes listed in this prospectus are not guaranteed.**

BIDDING DETAILS

This timber sale is being sold following a **Scaled Sale bid process**. **All bids must be received via mail, e-mail, or fax by 10:00 AM (EASTERN TIME) on Thursday, October 23rd, 2025.** All bids will be opened at the address listed below immediately following the bid due date/time. Any bidder may attend bid opening if desired. If emailed, a confirmation response email will be sent within two days of receiving the email.

Please submit your purchase price to:

Green Timber Consulting Foresters, Inc.
11511 US Highway 41
Pelkie, Michigan 49958
Email: rexx@greentimberforestry.com
Fax: (906) 353-8584 (call before faxing)

Confirm with us that we receive your bid prior to bid opening!!!!

THE FOLLOWING PURCHASING INFORMATION IS REQUIRED:

Mill Scale Bid – Entry Hardwoods Timber Sale

- Total \$\$ bid per product to cut and remove all timber included in this timber sale.

Pulp/Bolts

Pulp

Bolts

Hard Maple: \$ _____/Cord

\$ _____/Cord

Soft Maple: \$ _____/Cord

\$ _____/Cord

Mixed Hardwood: \$ _____/Cord

\$ _____/Cord

Red Pine: \$ _____/Cord

\$ _____/Cord

Saw/Veneer

Grade 1

Grade 2

Grade 3

Veneer

All Grades

Hard Maple: \$ _____/MBF

\$ _____/MBF

\$ _____/MBF

\$ _____/MBF

Soft Maple: \$ _____/MBF

\$ _____/MBF

\$ _____/MBF

\$ _____/MBF

Mixed Hardwood: \$ _____/MBF

\$ _____/MBF

\$ _____/MBF

\$ _____/MBF

Specialty Products (Birds Eye and Curl): % to Landowner: _____%

Availability

Estimated Start Date: _____

Estimated Completion Date: _____

Equipment Planning to Use When Logging: _____

AWARDING TIMBER SALE

A contract will be made between the successful bidding company (Purchaser) and the Landowner (Seller) with Green Timber Consulting Foresters, Inc. as the Landowner's Agent. The Purchaser and Seller will be required to sign the timber sale contract within three weeks of delivery by Agent. Additionally, the Purchaser will be required to provide the Performance Bond and Advanced Stumpage payment within the same three week period. Failure by either party to sign the contract or provide the required payments within the specified three week period could result in dismissal of the bid at the other parties' option. Specifications for the logging operation will be detailed in the contract and must be followed by all parties.

-All bids must be received via mail, e-mail or fax by 10:00 AM (EASTERN TIME) on Thursday, October 23rd, 2025.

- The landowner, together with Green Timber Consulting Foresters, Inc. reserves the right to reject any and all bids. Don't hesitate to direct any questions to:

Rexx Janowiak - Green Timber Consulting Foresters, Inc.

Office# (906) 353-8584

Mobile# (906) 281-6458

Email rex@greentimberforestry.com

Bidder Contact Info

Company Name:

Address:

Phone:

Email: