



**DEPARTMENT OF NATURAL RESOURCES
STATE OF MICHIGAN
TIMBER SALE PROSPECTUS #7836**

SCHEDULED SALE DATE AND TIME: 3:00 p.m. (local time) on June 24, 2026.

LOCATION: BALDWIN OFFICE, 2468 W 24TH STREET, BALDWIN, MI 49304.

CONTACT NAME: David Fisher

PHONE NUMBER: (231) 878-0494

PROSPECTUS NOTE: The bidder is advised to inspect the sale area and review the location, estimated volumes, operating costs and contract terms of proposed sales. Please be aware that some landowners may request 60 days or more notice for access across their land.

Notice is hereby given that bids will be received by the Unit Manager, CADILLAC MANAGEMENT UNIT, for certain timber on the following described lands:

Hard Knocks Mix Take 2 (63-004-26) / T21N, R05W, SEC. 11, SW.

T21N, R05W, SEC. 12, SENW,NWNE,S1/2NE.

Roscommon County, Advertised Price \$110,484.05, 94.1 Acres, Aspen, Hardwood.

SALE NOTE: Tree list is available upon request.

A recreation site such as a trail, pathway, or campground is within the sale area or the vicinity.
Certain restrictions/specifications may be applicable including time restrictions.

TIMBER SALE INFORMATION

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 T21N, R05W, SEC. 11; T21N, R05W, SEC. 12.
 Roscommon County (Advertised Price \$110,484.05)

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A timber sale contract for this lump sum, sealed bid timber sale will be awarded to the responsible bidder offering the highest sealed bid price. All units of volume listed below were estimated using the Inventory Manager computer program and the new Michigan taper model. Bids must be at or above the following advertised price for each product and species:

<u>PRODUCTS & SPECIES</u>	<u>ESTIMATED UNITS*</u>	<u>ADVERTISED PRICE</u>
Sawtimber		
Mixed Aspen	157.5 MBF	\$ 113.00 / MBF
Red Maple	28.6 MBF	\$ 139.00 / MBF
Red Oak	68.9 MBF	\$ 169.00 / MBF
White Oak	17.0 MBF	\$ 117.00 / MBF
White Pine	72.5 MBF	\$ 48.00 / MBF
Pulpwood		
Balsam Fir	89 Cords	\$ 34.05 / Cord
Black Cherry	38 Cords	\$ 14.00 / Cord
Mixed Aspen	3,077 Cords	\$ 18.60 / Cord
Mixed Oak	216 Cords	\$ 24.90 / Cord
Red Maple	210 Cords	\$ 14.00 / Cord
White Pine	140 Cords	\$ 17.75 / Cord

* The total volume is statistically estimated within plus (+) or minus (-) 19.60 percent. There are an estimated 4,579 cords on this timber sale, plus or minus 898 cords at the 95% confidence level. The estimated units are final and not subject to adjustment. Prospective bidders are urged to examine this timber and to make their own estimates of quantity and quality.

BOND AND PAYMENT SCHEDULE:

1. A bond in the amount of \$11,048.41 to insure faithful performance of the conditions of the contract will be deposited by the successful bidder within 21 days of the sale award.
2. Cutting in any sale or unit without the required advance payment would be considered a trespass.
3. Total payment must be paid in advance or according to the following schedule :
 - (a) Ten percent (10%) of the sale value must be paid within 21 days of the sale award.
 - (b) The 10% down payment will be credited towards the first unit cut.
 - (c) Payment for each of the following units must be made before cutting begins in that unit:

PAYMENT UNIT NUMBER	PERCENT OF TOTAL SALE VALUE
01	63.8%
02	30.7%
03	5.5%
4. If no cutting takes place, the 10% down payment will not be refunded.
5. Operations on the contract issued will terminate on 06/30/2028.

SALE STATISTICS

Volumes were calculated in cubic feet using the Michigan taper model. Cubic foot volume includes all wood inside bark for the product indicated. For display purposes, cubic feet were converted to cords and MBF using a simple conversion factor, e.g. 79 cubic feet per cord and 185 cubic feet per MBF. The cubic foot volumes are precise; the cords and MBF volumes are not. Cubic foot volume cannot be directly converted to cords or boards with precision.

SALE VOLUMES

The total estimated sale volume may not equal the sum of the species/products due to the nature of statistical calculations associated with double sampling methodology.

VOLUME		PERCENT ERROR	STATISTICAL RANGE IN CORDS	
TOTAL CUBIC FEET	TOTAL CORDS		MINIMUM	MAXIMUM
361,724	4,579	19.60%	3,681	5,477

VDU VOLUMES

A VDU is a Volume Determination Unit. Volumes and their associated statistics are calculated at the VDU level and summarized to the sale level. There is often a one to one relationship between a VDU and a Payment Unit, but not always, depending on the cruise design. Refer to the VDU TO PAYMENT UNIT table.

VDU	VOLUME		PERCENT ERROR	RANGE IN CORDS	
	TOTAL CUBIC FEET	TOTAL CORDS		MINIMUM	MAXIMUM
27	250,668	3,173	24.37%	2,400	3,946
65	101,828	1,289	36.06%	824	1,754
67	9,228	117	111.19%	0	247
TOTAL:	361,724	4,579		3,224	5,947

VDU TO PAYMENT UNIT

When a VDU is associated with more than one Payment Unit (PU), the VDU volumes are assigned to the PU based on acres of the VDU within the PU.

VDU	VDU ACRES	PU	PU ACRES
TOTAL:			

DESCRIPTION OF TIMBER BY PU (PU)

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
1	Mixed Aspen	Sawtimber	130.9	MBF	52.5	\$70,505.60
	<i>B. T. Aspen</i>		130.9	<i>MBF</i>		
	Red Maple		11.2	MBF		
	Red Oak		9.3	MBF		
	Balsam Fir	Pulpwood	28	Cords		
	<i>Balsam Fir</i>		<i>Sawtimber</i>	4.7		
	<i>Balsam Fir</i>	<i>Pulpwood</i>	19	<i>Cords</i>		
	Black Cherry		38	Cords		
	Mixed Aspen		2,447	Cords		
	<i>B. T. Aspen</i>		2,447	<i>Cords</i>		
	Mixed Oak		122	Cords		
	<i>Red Oak</i>		122	<i>Cords</i>		
	Red Maple		182	Cords		
2	Mixed Aspen	Sawtimber	26.6	MBF	37.7	\$33,941.60
	<i>Quaking Aspen</i>		26.6	<i>MBF</i>		
	Red Maple		17.4	MBF		
	Red Oak		30.5	MBF		
	White Oak		17.0	MBF		
	White Pine		66.6	MBF		
	Balsam Fir	Pulpwood	61	Cords		
	<i>Balsam Fir</i>		61	<i>Cords</i>		
	Mixed Aspen		630	Cords		
	<i>B. T. Aspen</i>		331	<i>Cords</i>		
	<i>Quaking Aspen</i>		299	<i>Cords</i>		
	Mixed Oak		64	Cords		
	<i>Red Oak</i>		45	<i>Cords</i>		
	<i>White Oak</i>		19	<i>Cords</i>		
Red Maple		28	Cords			
White Pine		135	Cords			
3	Red Oak	Sawtimber	29.1	MBF	3.9	\$6,036.85
	White Pine		5.9	MBF		
	Mixed Oak	Pulpwood	30	Cords		
	<i>Red Oak</i>		30	<i>Cords</i>		
	White Pine		5	Cords		
TOTAL:			344.5	MBF		
TOTAL:			3,770	Cords		

Sale Specific Conditions & Requirements

Sale Name: Hard Knocks Mix Take 2

Sale Number: 63-004-26 Seq#: 1

1 - Sale Area

1.2 - Boundaries

1.2.1 - Painted Boundaries (9/19)

The sale boundary and Payment Unit boundaries are marked and identified by blue and red paint. Exterior sale boundary lines against private property are marked with blue paint. Exterior sale boundary lines against state are marked with red paint. Retention patches are marked with red paint; no harvesting activities may occur within these areas. The painted boundary line trees are not Included Timber and are to be protected unless marked with orange paint.

2 - Timber Specifications

2.1 - Included Timber

2.1.1 - Clearcut Unit(s) with Unmerchantable Trees (6/14)

Within Payment Unit(s) 1-3, cut all deciduous trees that are two (2) inches or more and all coniferous trees four (4) inches or more at DBH. Except, do not cut any cedar or hemlock. Do not cut any white pine over twenty (20) inches at DBH.

3 - Payments

3.3 - Pre-measured Sales

3.3.4 - Dividing Payment Units (7/14)

Payment Unit(s) may be divided at the request of the Purchaser and upon approval of the Unit Manager. Dividing Payment Units is a contract modification which requires a Timber Sale Contract Amendment. There will be only one division per Payment Unit.

4 - Transportation

4.1 - Construction

4.1.12 - No New Roads (1/12)

No new roads will be permitted in any Payment Unit. All operations are limited to existing roads. Only skid trails will be allowed.

4.2 - Maintenance

4.2.5 - Two Wheel Drive Condition (2/04)

All existing trail roads on and adjacent to the Sale Area must be passable by two-wheel drive traffic for the duration of the sale.

5 - Operations

5.2 - Conduct of Operations

5.2.1 - Slash

5.2.1.8 - Slash Height (12/08)

No slash or tree tops may exceed 24 inches in height.

5.2.2 - Hazard Trees/Snags

5.2.2.1 - Den Trees (10/16)

Obvious hollow and/or den trees shall be protected and left standing unless they are a safety hazard.

5.2.32 - Decking/Landing Restoration (9/13)

All decking and landing areas must have the surface area restored to a condition equal to or better than before. This is to

ensure the proper regeneration of the stand. Wood debris, chips and "cookies" from trimmings must be removed or scattered away from landing and loading areas and may not be windrowed on the edge.

5.2.38 - No Decking Against Live Trees (2/04)

Cut products may not be decked against unmarked or designated leave trees.

5.2.41 - Snowmobile Trail Protection (9/11)

The Barney Lake Rd. is a snowmobile trail and is shown on the Timber Sale Map. Do not cut or damage posts with orange trail markers or traffic control signs. If the trail is used, it must be maintained and restored to a condition equal to or better than before the sale. The road maintenance/restoration must be done prior to December 1. If the trail is used for hauling, it must be graded to the satisfaction of the Unit Manager or his/her representative prior to December 1. If the trail road is to be used for hauling during the snowmobile season, then a snow-covered base must be left on the trail. Maintain a 20-foot-wide slash, debris, and rut free zone daily using the snowmobile trail as the centerline. No decking of forest products will be permitted along the snowmobile trail. All stumps within 20 feet of the snowmobile trail must be cut at ground level. In addition, any trees cut within five (5) feet of the trail must have the stumps removed and be disposed of according to the direction of the Unit Manager or his/her representative.

5.4 - Soil Protection

5.4.1 - Rutting Restriction, General (7/16)

Operations are to cease immediately if equipment and weather conditions result in rutting of roads and/or skid trails which are 12 inches or greater in depth and 50 feet in length. The Unit Manager or his/her representative may restrict hauling and/or skidding if ruts exceed the specified depth. With the Unit Manager or his/her representative's approval, the Purchaser may return to the area when the risk of rutting has decreased.

5.8 - Protection of Endangered Species

5.8.5 - Protection of Raptor Nests (3/13)

All trees with raptor nests will be protected if found during harvesting operations. Notification will be made to the Unit Manager or his/her representative who will notify the Wildlife Biologist so an onsite evaluation and recommendation can be made, if necessary.

6 - Safety and Fire Prevention

6.2 - Signing

6.2.2 - Snowmobile Trail Posting (10/20)

The Purchaser is responsible for posting and maintaining caution signs on Barney Lake Rd. prior to beginning operations during the snowmobile season (approximately December 1 to March 31). The trail must be posted approximately 350 feet from the Sale Area to warn of logging activity and truck traffic. Signs must be removed when harvest operations are suspended or completed. The Purchaser will provide these signs.



TIMBER SALE MAP

This information provided by authority of Part 525, 1994 PA 451, as amended.

Forest Management Unit Cadillac / Manton	County Missaukee	Mapped By M. Edison	Date 09/ 23/ 2022	Page 1	of 1
Township 21N 21N	Range 5W 5W	Section(s) and Subdivision(s) Sec 11: SW Sec 12: SENW NWNE S1/2NE	Scale 1:15,840		

Cover Type				Density	
A = Aspen	H = Hemlock	N = Marsh	U = Upland Brush	0 = Non Stocked	5 = Pole Timber Medium
B = Paper Birch	J = Jack Pine	O = Oak	UM = Upland Mixed	1 = Seedling Sapling Poor	6 = Pole Timber Well
C = Cedar	L = Lowland Brush	P = Lowland Poplar	V = Bog or Marsh	2 = Seedling Sapling Medium	7 = Saw Timber Poor
D = Treed Bog	LM = Lowland Mixed	Q = Mixed Swamp Conifer	W = White Pine	3 = Seedling Sapling Well	8 = Saw Timber Medium
E = Swamp Hdwoods	M = Mpl, Bch, Brch	R = Red Pine	X = Non Stocked	4 = Pole Timber Poor	9 = Saw Timber Well
F = Spruce Fir	MC = Mixed Conifer	S = Black Spruce	Z = Water		
G = Grass	MD = Mixed Deciduous	T = Tamarack			

PU	Acres
1	52.5
2	37.7
3	3.9

Hard Knocks Mix
Compartment 099
94.1 Acres

