DEPARTMENT OF NATURAL RESOURCES
STATE OF MICHIGAN
TIMBER SALE PROSPECTUS #7934

SCHEDULED SALE DATE AND TIME: **3:00 p.m. (local time) on November 10, 2026.**
LOCATION: **NAUBINWAY DNR FIELD OFFICE, PO BOX 287, W11569 US2, NAUBINWAY, MI 49762**.

CONTACT NAME: Josh Brinks
PHONE NUMBER: (906) 203-0210

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, SAULT STE MARIE MANAGEMENT UNIT, for certain timber on the following described lands:

Rad Rexton RP (45-109-26) / T44N, R07W, SEC. 32, NENE,S1/2NE.
T44N, R08W, SEC. 35, NESE.
T44N, R08W, SEC. 36, SWNW,SW.
Mackinac County, Advertised Price $315,699.25, 142.4 Acres, Hardwood, Red Pine.
SALE NOTE: PU's 4 & 5 require access through private land. Tentative access has been obtained by the DNR, but it will still be the responsibility of the purchaser to formally obtain access and discuss expectations with the landowner(s). Landowner contact information will be shared with the winning bidder once the contract is finalized.

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. Access may be through private land.

TIMBER SALE INFORMATION

Rad Rexton RP (45-109-26)
T44N, R07W, SEC. 32; T44N, R08W, SEC. 35; T44N, R08W, SEC. 36.
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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:

PRODUCTS & SPECIES	ESTIMATED UNITS*		ADVERTISED PRICE	
Pulpwood				
B. T. Aspen	18	Cords	$	17.15 / Cord
Balsam Fir	2	Cords	$	8.85 / Cord
Jack Pine	13	Cords	$	13.00 / Cord
Mixed Hardwood	71	Cords	$	14.05 / Cord
Red Pine	3,880	Cords	$	80.95 / Cord
White Pine	7	Cords	$	14.00 / Cord
White Spruce	2	Cords	$	11.15 / Cord

* The total volume is statistically estimated within plus (+) or minus (-) 7.26 percent. There are an estimated 5,224 cords on this timber sale, plus or minus 379 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 $15,784.96 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	28.3%
02	25.6%
03	14.5%
04	18.4%
05	13.2%

4. If no cutting takes place, the 10% down payment will not be refunded.
5. Operations on the contract issued will terminate on 12/31/2029.

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			STATISTICAL RANGE IN CORDS	
TOTAL CUBIC FEET	TOTAL CORDS	PERCENT ERROR	MINIMUM	MAXIMUM
412,703	5,224	7.26%	4,845	5,603

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.

	VOLUME			RANGE IN CORDS	
VDU	TOTAL CUBIC FEET	TOTAL CORDS	PERCENT ERROR	MINIMUM	MAXIMUM
4	170,271	2,155	12.13%	1,894	2,417
7	145,134	1,837	12.77%	1,602	2,072
21	97,298	1,232	12.31%	1,080	1,383
TOTAL:	**412,703**	**5,224**		**4,576**	**5,872**

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
4	37.9	1	19.9
		2	18.0
7	52.7	3	52.7
21	51.8	4	30.2
		5	21.6
TOTAL:	**142.4**		**142.4**

DESCRIPTION OF TIMBER BY PU (PU)

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
1	Mixed Hardwood	Pulpwood	32	Cords	19.9	$89,332.70
	Sugar Maple	*Sawtimber*	*0.7*	*MBF*		
	Beech	*Pulpwood*	*4*	*Cords*		
	Black Cherry		*6*	*Cords*		
	Sugar Maple		*21*	*Cords*		
	Red Pine		1,098	Cords		
2	Mixed Hardwood	Pulpwood	29	Cords	18.0	$80,871.75
	Sugar Maple	*Sawtimber*	*0.6*	*MBF*		
	Beech	*Pulpwood*	*4*	*Cords*		
	Black Cherry		*5*	*Cords*		
	Sugar Maple		*19*	*Cords*		
	Red Pine		994	Cords		
3	B. T. Aspen	Pulpwood	18	Cords	52.7	$45,750.35
	Balsam Fir		2	Cords		
	Jack Pine		13	Cords		
	Mixed Hardwood		9	Cords		
	Black Cherry		*3*	*Cords*		
	Sugar Maple		*6*	*Cords*		
	Red Pine		556	Cords		
	White Pine		7	Cords		
	White Spruce		2	Cords		
4	Red Pine	Pulpwood	718	Cords	30.2	$58,122.10
5	Red Pine	Pulpwood	514	Cords	21.6	$41,608.30
		TOTAL:	3,992	Cords		

Sale Specific Conditions & Requirements

Sale Name: Rad Rexton RP **Sale Number: 45-109-26 Seq#: 1**

1 - Sale Area

1.2 - Boundaries

1.2.1 - Painted Boundaries (9/19)
The sale 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. Interior Payment Unit boundaries are identified by roads or trails.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 & 2, cut all trees that are one (1) inch or more at DBH.

2.1.3 - Cut Tree Marked Unit(s) (12/08)
Within Payment Unit(s) 4 & 5, all trees are designated for cutting when marked with orange paint above and below stump height, regardless of merchantability. In addition, any merchantable and/or unmerchantable trees within skid rows may be cut for operability regardless if marked with orange paint or not.

2.1.8 - Designated Plantation Row Unit(s) (12/24)
Within Payment Unit(s) 3, all trees which meet minimum piece specifications in 2.2 Utilization, within designated plantation rows, are designated for cutting. Designated plantation rows begin with the third row in from the outside of the plantation, then continue every third row. Because of the variability of row direction, it shall be the responsibility of the Purchaser to maintain the third-row sequence.

2.2 - Utilization

2.2.3 - Stump Heights (12/24)
Stump heights within the sale area shall not exceed six (6) inches for all trees. This is in order to facilitate planting operations. A written waiver of this requirement may be obtained if wet summer weather makes winter logging necessary.

2.2.9 - No Chipping Permitted (12/08)
Within Payment Unit(s) 3-5, all wood must be removed by whole tree, tree segment, or roundwood. No chipping is permitted.

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.

3.4 - Damaged Timber

3.4.1 - Damaged Timber (12/24)
General Condition and Requirement 3.4 Damaged Timber, defines liquidated damages for undesignated live merchantable trees which are cut or injured.

No damage is acceptable to undesignated live merchantable trees. Within the PU's 3-5, if more than 5% of trees (> 4.5" DBH) within a specified area of the sale are damaged, liquidated damages will be assessed for all trees damaged. Rates will be in accordance with General Condition and Requirement 3.4 Damaged Timber.

4 - Transportation

4.1 - Construction

4.1.3 - Slash and Earthen Piles (8/04)
Piles or windrows of earth along roads and landings that have been widened or constructed shall be leveled. Slash from road maintenance or construction, including stumps, shall be dispersed throughout the sale.

4.1.6 - Road Construction (4/24)
Construction of new roads or improvements of existing roads shall be done in such a way as to minimize the environmental and visual impacts. Merchantable trees shall be cut and utilized unless otherwise directed. Non-merchantable trees shall be severed and laid flat on the ground. Slash shall be scattered, not left in windrows, and kept a minimum of 10 feet back from the road edge. Stumps shall be set upright, not left on edge, and be moved at least 10 feet away from the road edge. Disturbed soil shall be feathered into the woods and not left in berms or windrows.

These specifications only apply to state forest roads. Access to PU's 4 & 5 are through a private road with multiple landowners. Road construction standards before, during and after operations will have to be discussed and agreed upon with landowners.

4.1.7 - Road Closure (10/11)
All new roads built into the sale must be blocked to vehicle traffic upon completion of the sale. Overgrown roads that are reopened shall be considered new roads. In general, this will require constructing a four (4') foot high berm of stumps and logs covered with earth. These roads must be rendered impassable to cars and trucks. Contact the Sale Administrator for specific details of design and placement.

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.

4.4 - Access

4.4.1 - Private property access (3/11)
Permission for access across private land has tentatively been obtained by the DNR. It will be the purchaser's responsibility to obtain formal permission to access PU's 4 & 5. It will also be the responsibility of the purchaser to discuss road construction expectations before, during and after operations.

5 - Operations

5.1 - Notification

5.1.7 - Railroad R.O.W. (3/16)
Escanaba & Lake Superior Railroad Company owns a 100' wide strip of land adjacent to this timber sale and to their railroad tracks. They would like to see all the timber harvested from their lands concurrently with this sale. Please contact them and their main office (906-786-0693) for further details.

5.2 - Conduct of Operations

5.2.1 - Slash

5.2.1.11 - Slash for Reforestation (3/21)
Within Payment Unit(s) 1 & 2, chipping is encouraged as it is the most effective and efficient way to mitigate slash for reforestation. If chipped, chip landings must be cleaned up prior to contract closure. Any chips not hauled must be scattered and dispersed throughout the payment unit and not left on chip landing. If these payment units are not chipped, slash must be evenly distributed throughout the sale area.

5.2.1.12 - Slash for Prescribed Burning (1/05)
To facilitate prescribed burning, slash shall be moved at least 20 feet inside the sale boundary. Slash cannot be piled or placed near residual trees.

5.2.1.14 - Chipping of Slash (10/08)

If tops are chipped, they must be skidded to the landing separately from the bole section of the tree. Skidding of tops must be done in such a way as to minimize damage to the residual trees. Chipping is only permitted in PU's 1 & 2.

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.

5.2.3 - Operating Restrictions

5.2.3.6 - Bark Beetle Restriction (1/25)
In the event drought creates a high risk of pine bark beetle infestation, pine is not to be cut during the period March 1 through July 1, unless all portions of trees greater than two (2) inches in diameter are removed from the Sale Area, reduced to chips, or treated to the satisfaction of the Unit Manager or his/her representative, within 15 days of being severed from the stump. Pine log decks, pulpwood piles and treetops that are piled for chipping in the fall or winter within a 1/4 mile of susceptible sites must be removed before March 15. Residual slash must not be placed in piles or rows and must be spread over the site for quick drying. The Department of Natural Resources will exercise this specification if the risk of damage warrants.

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.

5.2.39 - ORV Trail/Route Protection (4/18)
The ORV trail or route and is shown on the Timber Sale Map. Do not cut trees or damage posts with yellow ORV markers. All stumps within five (5) feet of the trail must be cut flush with the ground. Maintain a 20-foot-wide slash, debris, and rut free zone daily using the ORV trail or route as the centerline. Do not run equipment down the ORV trail or route. Skidding across the trail or route may only occur in locations approved by the Sale Administrator.

5.2.41 - Snowmobile Trail Protection (9/11)
The snowmobile trail 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. The snowmobile trail may only be crossed at right angles. 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 within 50 feet of the snowmobile trail. All stumps within 20 feet of the snowmobile trail must be cut at ground level.

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

6.2.1 - Road Posting (10/20)
The Purchaser is responsible for posting and maintaining caution signs on H-40 prior to beginning operations. The road must be posted at appropriate distances 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.

6.2.2 - Snowmobile Trail Posting (10/20)
The Purchaser is responsible for posting and maintaining caution signs on the snowmobile trail prior to beginning operations during the snowmobile season (approximately December 1 to March 31). The trail must be posted at appropriate distances 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.

6.2.3 - Recreational Trail Posting (10/20)

The Purchaser is responsible for posting and maintaining caution signs on the ORV trail and where the motorcycle trail intersects with any haul roads prior to beginning operations. The trail must be posted at appropriate distances from the Sale Area to warn of logging activity and truck traffic at both ends of the trail. Signs must be removed when harvest operations are suspended or completed. The Purchaser will provide these signs.

7 - Other Conditions

7.3 - Contract Modifications

7.3.3 - Modification for Reforestation (8/05)

When contractual work of Purchaser has been accepted for any Payment Unit identified on Sale Area Map, Payment Unit will be eliminated from the Sale Area on written notice so that reforestation operations can begin.

Michigan Department of Natural Resources - Forest Resources Division

TIMBER SALE MAP

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

Sale Number	Date
45-109-26	07/15/2026

Forest Management Unit	County	Mapped By: Plato	Scale	Page	Of
Sault Ste Marie Mgt Unit	Mackinac	Cruised By: SSM Mgt Unit Staff	1:35,000	1	3

Township	Range	Section(s) and Subdivision(s)
44N	07W / 08W	Sec. 32 NENE,S1/2NE; Sec. 35 NESE; Sec. 36 SWNW,SW;

Cover Type

A = Aspen	J = Jack Pine	O = Oak	U = Upland Brush
B = Paper Birch	K = Rock	P = Lowland Poplar	UM = Upland Mix Forest
C = Cedar	L = Lowland Brush	Q = Mixed Swamp Conifer	V = Bog or Marsh
D = Treed Bog	LM = Lowland Mix Forest	R = Red Pine	W = White Pine
E = Swamp Hardwoods	M = Maple, Beech, Birch	S = Black Spruce	X = Non Stocked
F = Spruce/Fir	MC = Mixed Conifer	T = Tamarack	Y = Sand
G = Grass	MD = Mixed Deciduous		Z = Water
H = Hemlock	N = Marsh		

Density

0 = Non Stocked	5 = Pole Timber Medium
1 = Seedling Sapling Poor	6 = Pole Timber Well
2 = Seedling Sapling Medium	7 = Saw Timber Poor
3 = Seedling Sapling Well	8 = Saw Timber Medium
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Payment Unit Number	Acres
1	19.9
2	18
3	52.7
4	30.2
5	21.6

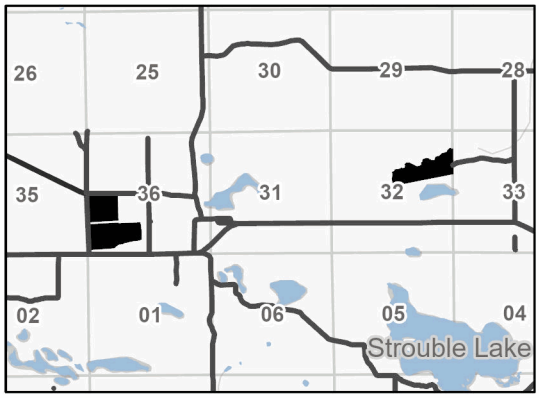
Rad Rexton RP

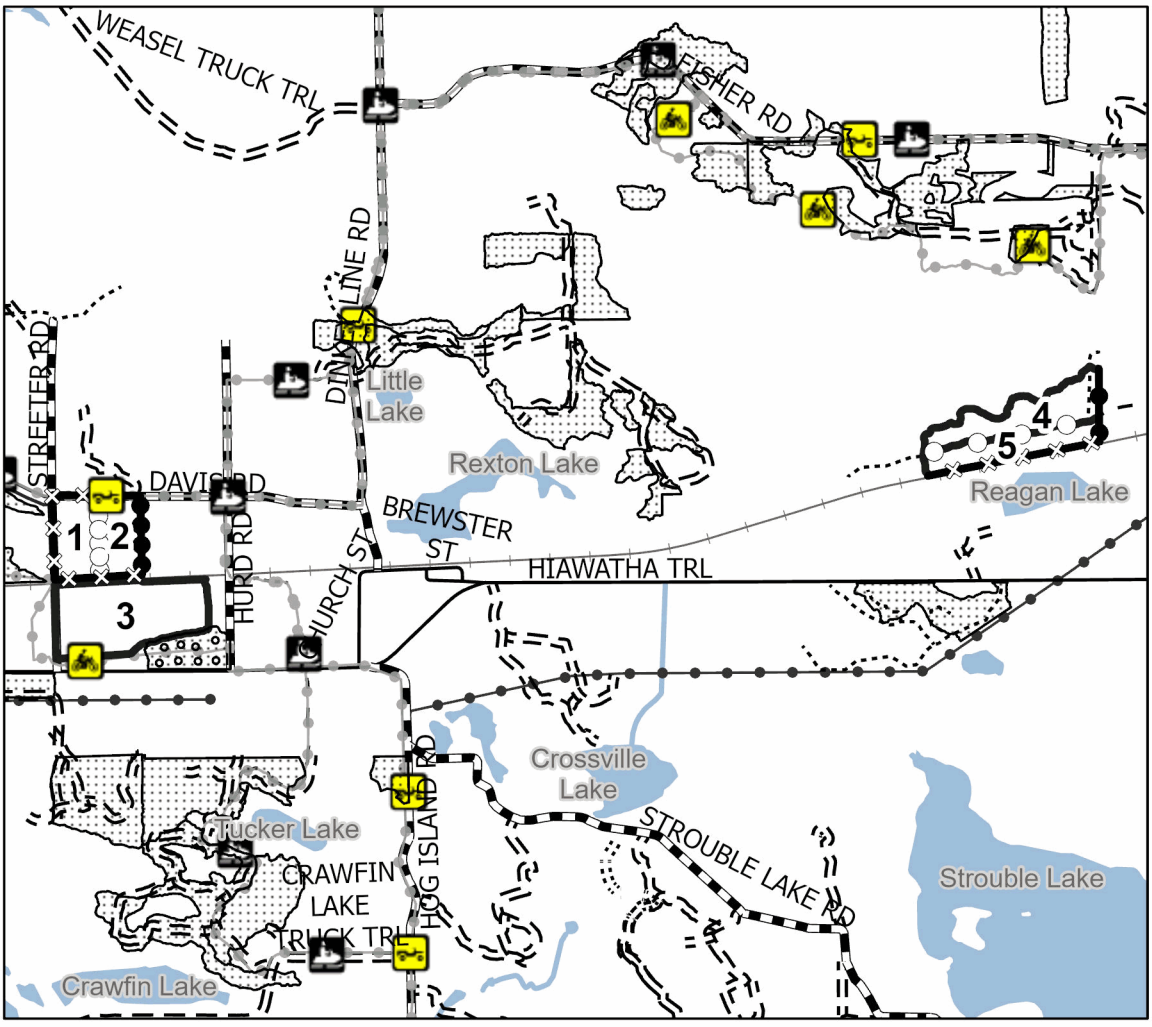
142.4 Acres

0 0.5 1 2 Miles

N W E S

Locator Map 1:100,000





Legend

- Against State (Red)
- Against State (Unpainted)
- Private Line (Blue)
- Payment Unit (Unpainted)
- Payment Unit (Road)
- Streams
- Lakes and Rivers
- Primary Forest Road
- Forest Access Route
- Administrative Access Only
- Paved Road
- Government Gravel/Dirt
- Private Gravel/Dirt
- Railroads
- Electric Electric
- Recreation Trails
- Nearby Timber Sale

Use QR Code to open Map in App

Michigan Department of Natural Resources - Forest Resources Division

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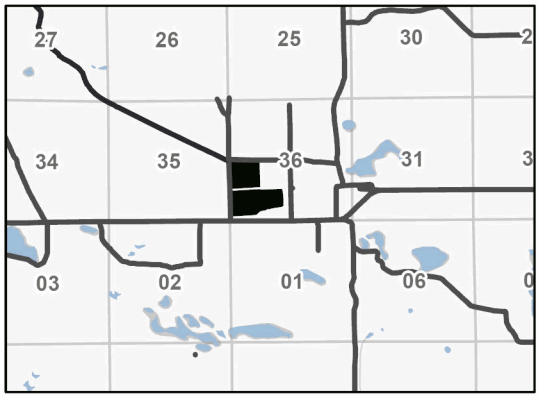
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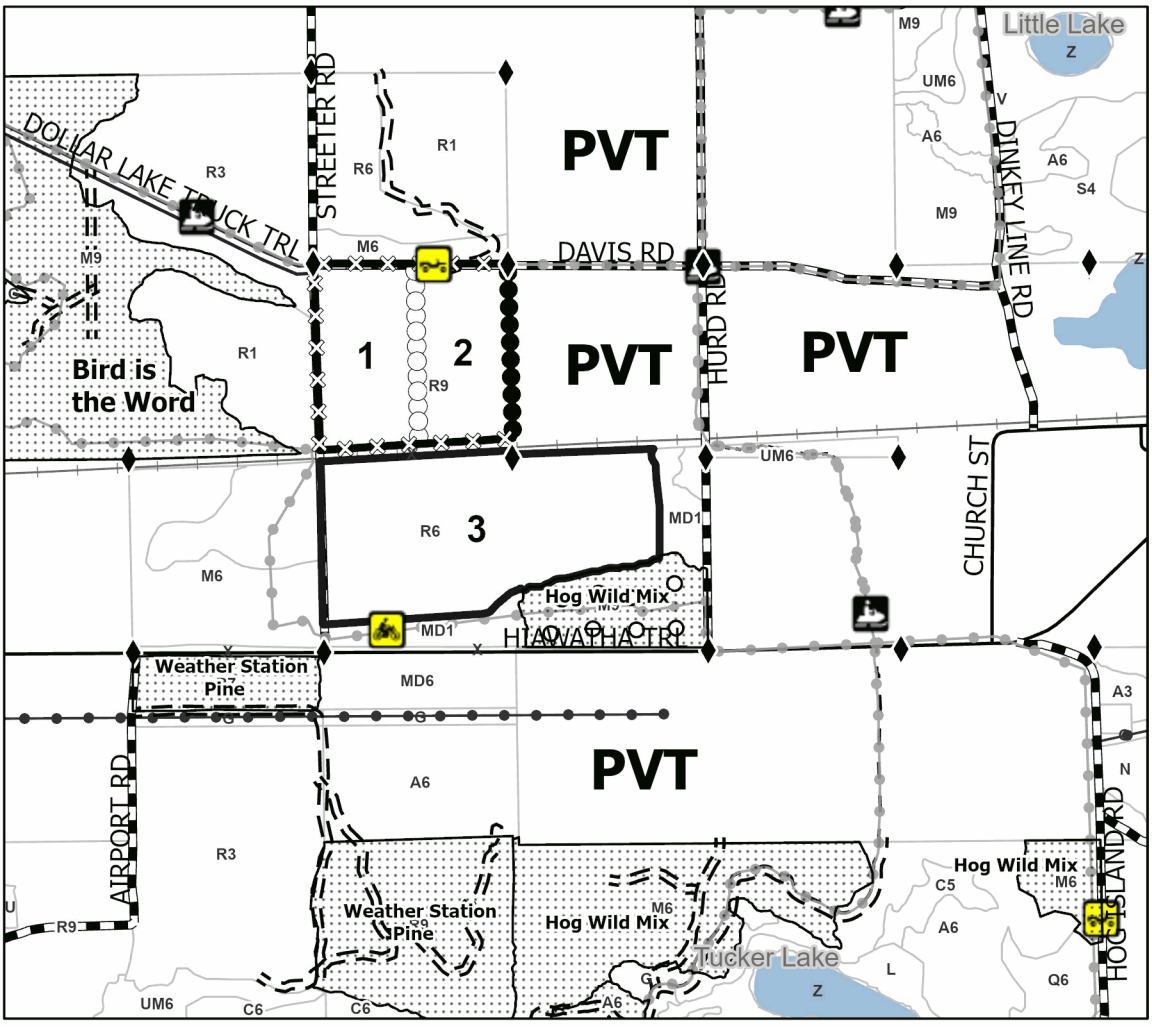
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N W E S

Locator Map 1:100,000





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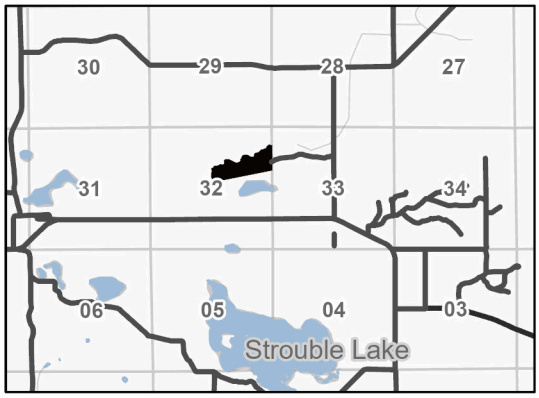
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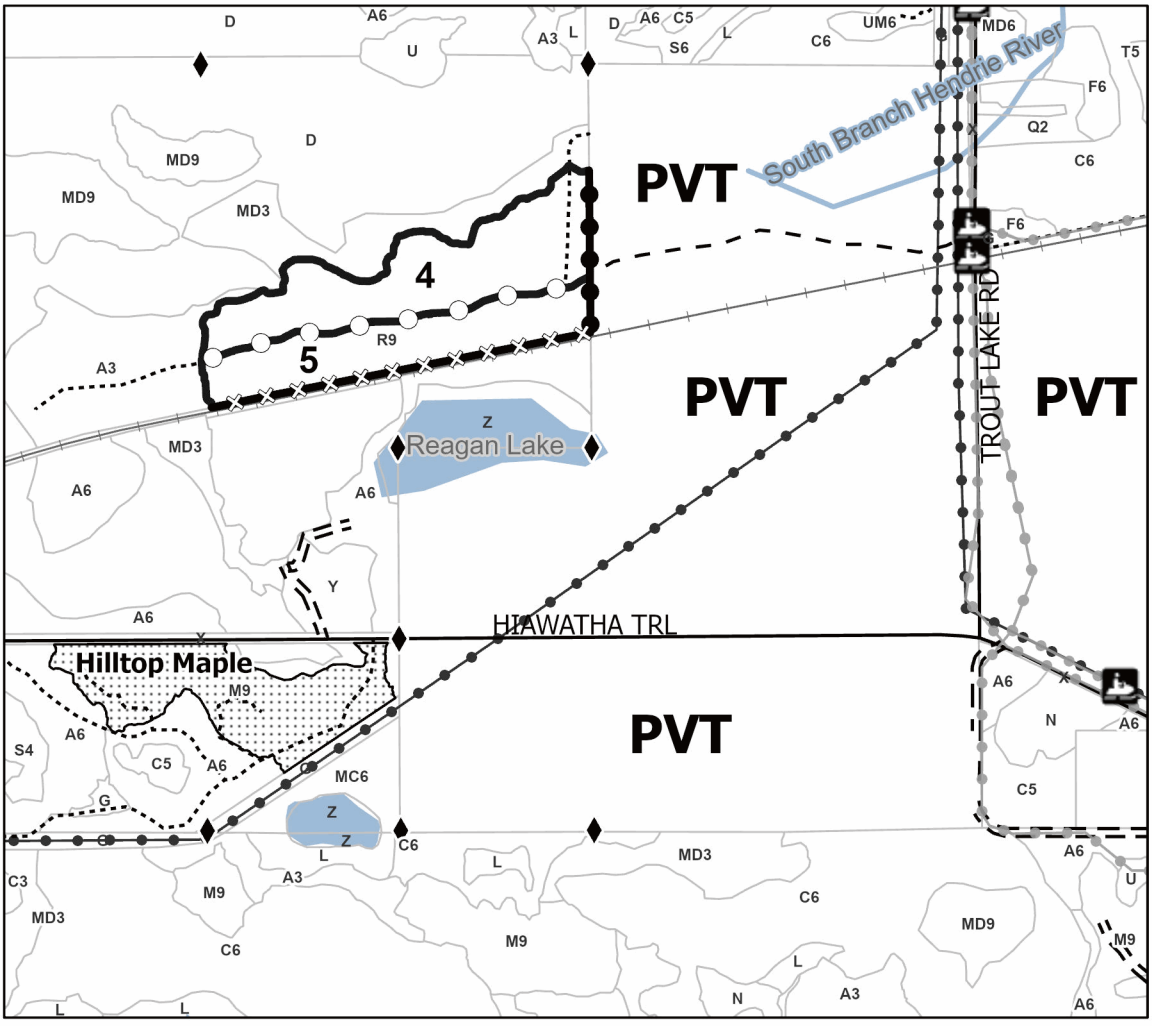
Rad Rexton RP

142.4 Acres

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Locator Map 1:100,000





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