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TIMBER SALES REPORT

Fall 2023

Results of open market bid sales for standing timber

There is a **HUGE** difference in how timber is priced, and smart marketing consistently brings top prices. As a forestry consultant, I help landowners manage and sell their timber. With timber sales, I appraise the timber, prepare the tract, and get you the highest price. I work for you, the landowner, representing your interests only, as your hired agent. I know the trees, the markets, and the buyers, and how to get the most money for you when it's time to sell. Give me a call and I'll be glad to discuss your situation and come take a look, or visit taylorforestrync.com for more info.

DATE	DESCRIPTION	LOW BID	SALE PRICE	DIFF.
11/23	47 ac., Burke Co., select cut of hardwood & pine timber with farm road access	63,693	95,714	50%
11/23	40 ac., Burke Co., select-cut of mature hardwood timber with excellent access	98,920	148,678	50%
9/23	50 ac., Cleveland Co., mature loblolly pine and hardwood sawtimber with roadside access	53,501	94,120	76%
9/23	24 ac., Gaston Co., mature loblolly pine sawtimber with excellent all weather access	67,892	90,880	34%
6/23	13 ac., Cleveland Co., pine sawtimber and pulpwood, off of the road & across a field	14,050	22,871	63%
6/23	70 ac., Cleveland Co., select cut of pine and hardwood timber with farm road access	63,646	95,600	50%
3/23	34 ac., Iredell Co., mature hardwood sawtimber in several blocks with farm road access	75,000	175,156	+100%
2/23	90 ac., Iredell Co., mature hardwood sawtimber with good access	216,600	417,797	93%
1/23	82 ac., Burke Co., select-cut of mature hardwood timber with excellent access	85,000	155,833	83%
1/23	28 ac., Cleveland Co., mature loblolly pine sawtimber with excellent all weather access	45,500	101,605	+100%
12/22	92 ac., Cleveland Co., mature loblolly pine sawtimber with excellent all weather access	143,741	218,500	52%
10/22	37 ac., Cleveland Co., mature loblolly pine sawtimber with excellent all weather access	103,500	124,200	11%
5/22	95 ac., Yadkin Co., even mix of loblolly pine sawtimber and pulpwood with fair access	97,870	160,500	64%
5/22	28 ac., Burke Co., select-cut of hardwood sawtimber, mountain terrain with good access	32,000	41,111	28%
4/22	18 ac., Iredell Co., mature loblolly pine, a fair ways off of the road across a pasture	45,000	70,250	56%
3/22	24 ac., Catawba Co., mature loblolly pine sawtimber with excellent all weather access	43,120	81,250	88%
3/22	45 ac., Rutherford Co., select-cut of sawtimber with excellent all weather access	40,007	55,169	38%
2/22	37 ac., Catawba Co., mature loblolly pine sawtimber with excellent all weather access	67,670	131,200	94%
1/22	34 ac., Catawba Co., mature loblolly pine sawtimber with excellent all weather access	68,850	93,107	35%
12/21	80 ac., Rowan Co., mix of all products and species in scattered stand across a farm	114,518	137,000	20%
11/21	17 ac., Rowan Co., mature loblolly pine stand with lots of road frontage	45,360	71,000	57%
9/21	45 ac., Wilkes Co., nice hardwoods on rolling terrain with some road frontage	75,500	95,551	24%
8/21	34 ac., Iredell Co., mostly mature hardwood sawtimber with good access	95,721	120,228	26%
7/21	53 ac., Polk Co., a select-cut of very nice hardwoods with lots of road frontage	124,900	151,609	21%
4/21	70 ac., Cherokee Co., SC, planted pine sawtimber right next to the highway	70,281	124,312	77%
4/21	61 ac., Cleveland Co., mostly sawtimber scattered in woodlots across a farm	58,216	102,139	75%
3/21	177 ac., Cherokee Co., SC, good mix of everything, with half of the volume pine	88,105	121,248	38%

Professional Service To Landowners For Over 40 Years