



Sutton Farms Timber Appraisal

Property Location: North Side W South Liberty Church Road, Pekin, IN 47165

The Sutton Farms property, located in Washington County, IN, encompasses approximately 20 acres of forested land. This appraisal values all merchantable material present, not a selective harvest.

This is an uneven aged oak-hickory type forest containing merchantable timber ranging from the 12" to 16" diameter class. Most of the large commercial timber on the property was harvested in 2018, but there is good growing stock left behind for future harvests. Timber species occurring on the property include: sugar maple (*Acer saccharum*), tulip poplar (*Liriodendron tulipifera*), red oak (*Quercus rubra*), American beech (*Fagus grandifolia*), hickory (*Carya spp.*), and black cherry (*Prunus serotina*). Forest regeneration is dominated by maple species and American beech.

The harvest value of the standing timber is an estimated \$250/acre, for a total value as of September 2018 of \$5,000.00. However, if the timber was left to grow for 15-20 years it's harvest value would increase to an estimated \$1,200.00/acre.

A handwritten signature in black ink, appearing to read 'David M. Cox', is positioned above the typed name and contact information.

David M. Cox, Consulting Forester
Cox Forestry Consulting LLC
2121 Strathmoor Blvd.
Louisville, KY 40205
CoxForestryConsulting@gmail.com
(502) 802-6021