

P.O. Box 65
No. 4 Executive Circle
Arkadelphia, AR 71923
(870)246-5757
FAX 1-870-246-3341
E-mail: arkadelphia@kingwoodforestry.com



Other Kingwood Locations:
P.O. Box 1290
145 Greenfield Drive
Monticello, AR 71657
(870)367-8567
FAX 1-870-367-8424

4414 Morris Lane
P.O. Box 5887
Texarkana, TX 75505
(903)831-5200
FAX 1-903-831-9988

NOTICE OF LAND SALE

Ross Foundation Dallas County Timberland Tracts

Bid Date: Friday, August 12, 2011 @ 3:00 P. M.

— Timberland with Highway 7 Frontage —

Kingwood Forestry Services, Inc. has been authorized by The Ross Foundation to manage the sale of two tracts of managed timberland containing 36 + 24.7 acres, more or less, in Dallas County, Arkansas.

Tract Descriptions: Both tracts are owned and managed by The Ross Foundation and are outstanding timberland properties. **Tracts JR #114** and **JR #191** are both located approximately five miles south of Sparkman near the Ouachita community. **JR #114** (Listing # 4271) is described as Pt. NW ¼ of SE ¼, Section 22, Township 10 South, Range 17 West, containing 36 acres, more or less, Dallas County, AR. **JR #191** (Listing # 4272) is described as Pt. SE ¼ of SE ¼, Section 22, Township 10 South, Range 17 West, containing 24.7 acres, more or less, Dallas County, AR. Please visit our website at www.kingwoodforestry.com to view maps and photographs. The tracts are being offered by lump sum sealed bid. Prospective buyers are invited to make offers on either or both tracts.

JR #114 (Listing #4271): Timber consists of pine sawtimber and pine pulpwood (1990 plantation) ready for thinning. Site is well-drained and soils are excellent for timber production. Pine site index averages 90 feet (base age 50) on Amy silt loams. Access is good via woods road from Highway 7.

Merchantable Timber: Kingwood Forestry performed a 10 basal area factor prism inventory (20 points with two transects running east and west) on JR #114 in July, 2011. Based on the inventory conducted by Kingwood Forestry in July, 2011, estimated tree counts and volumes are as follows:

Pine Sawtimber	1,763 Trees	77,000 Board Feet	924 Tons
Pine Pulpwood	8,159 Trees	753 Cords	2,014 Tons
Hardwood Pulpwood	928 Trees	37 Cords	111 Tons

JR #191 (Listing #4272): Timber consists of high quality pine sawtimber with average of 428 Board Feet / tree (based on owner's inventory). Access is frontage on Highway 7, which crosses the tract. Pine site index averages 90 feet (base age 50) on Amy silt loams.

Merchantable Timber: Based on the inventory conducted by Owner in July, 2011, estimated tree counts and volumes are as follows:

Pine Sawtimber	610 Trees	261,198 Board Feet	1,590 Tons
Pine Pulpwood	439 Trees	24 Cords	61 Tons
Hardwood Pulpwood	358 Trees	43 Cords	128 Tons

Due to variations associated with sampling, utilization standards, and scaling practices, all of the above tree counts and timber volumes advertised in this notice cannot be guaranteed.

The Ross Foundation Dallas County Land Sales
JR # 114 (Listing #4271) and JR #191 (Listing #4272)
Bid Date: Friday, August 12, 2011 @ 3:00 P.M.

Method of Sale: The tracts will be sold on the basis of lump sum sealed bids. **Bids may be submitted for either or both tracts.** Mailed offers should be addressed to Kingwood Forestry Services, Inc., P.O. Box 65, Arkadelphia, AR 71923 with **"Dallas County Land Sales"** clearly marked in the lower left corner of the envelope to protect security of the offer. An offer form is attached. Bids will be opened at the Kingwood Forestry office at #4 Executive Circle, Arkadelphia, Arkansas at **3:00 P.M, Friday, August 12, 2011.** On mailed offers please call our office prior to bid opening to confirm receipt of offer. Buyers submitting offers are welcome to attend the bid opening. Offers may be delivered by fax to 870-246-3341. All faxed offers will be immediately acknowledged. Please await confirmation that your faxed offer has been received. **No verbal telephone offers will be accepted.** Anyone submitting an offer for the purchase of the property will be provided with a summary of bid results.

Conditions of Sale:

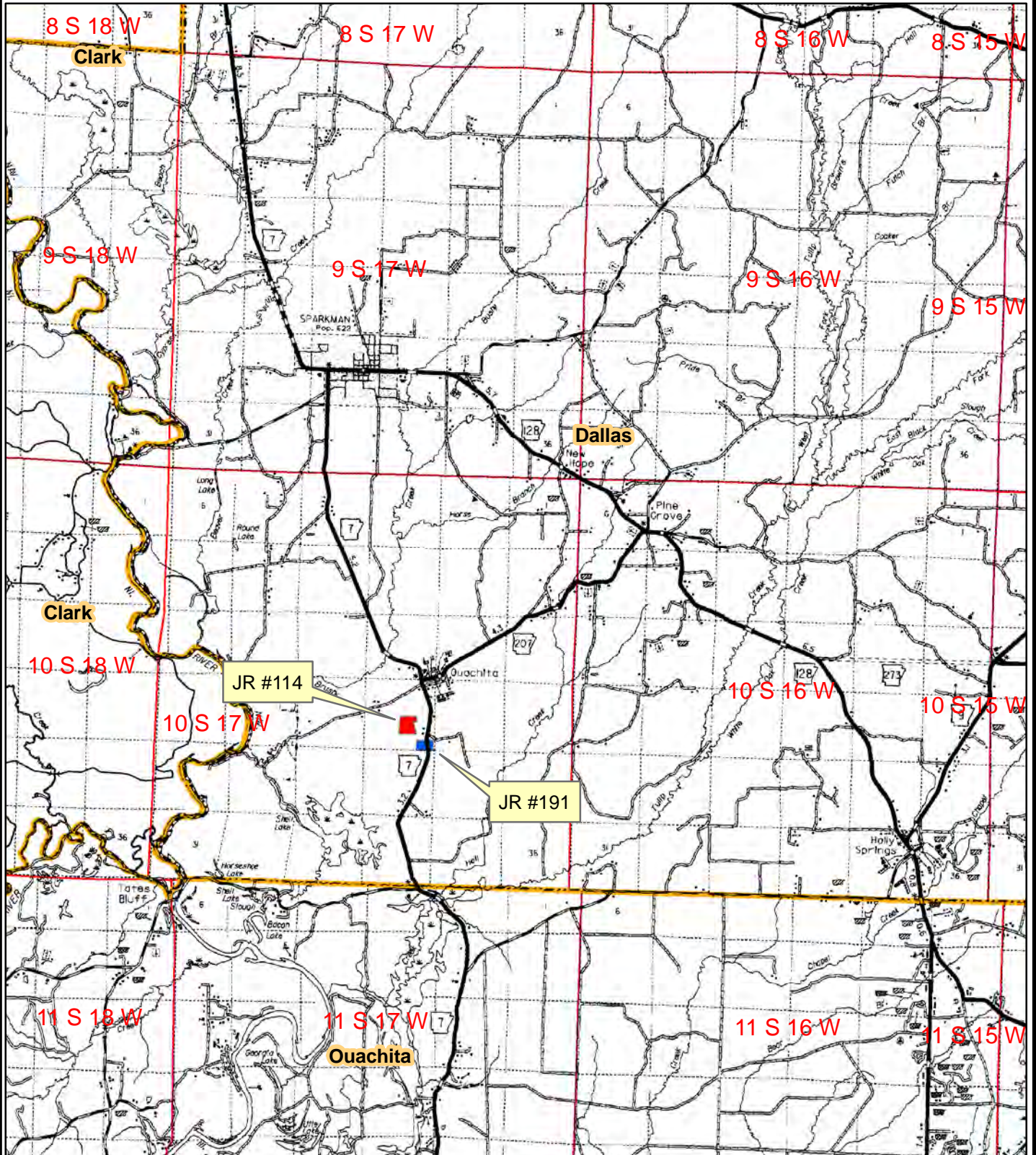
1. The landowner reserves the right to accept or reject any offer or to reject all offers.
2. Offers submitted will remain valid through 3:00 P.M., Monday, August 15, 2011. Successful bidder will be notified at or before that time by telephone, fax or e-mail. Upon acceptance of an offer, a more formal Contract of Sale, with earnest money in the amount of 10% of purchase price, will be executed between the successful bidder and landowner within seven business days. A sample Contract of Sale may be provided in advance upon request. Terms are cash at closing. Closing is expected to be held within thirty days of offer acceptance.
3. Only offers for a specific dollar amount will be accepted. The parcels are being sold in their entirety, for single sum(s) and not on a per acre basis. Advertised acreage is believed to be correct, but is not guaranteed. Offer price is for the entire tract, or tracts, regardless of acreage.
4. Conveyance will be by Special Warranty Deed, subject to all previous mineral conveyances, reservations and exceptions, to any valid rights-of-way, easements, leaseholds, and to any protective covenants or restrictions, which may have been recorded affecting the property, with title assured through seller-provided title insurance policy. No environmental inspection or representation has been or will be made by seller. Seller will convey ½ of any owned mineral rights (on the properties advertised in this notice) without warranty.
5. Seller will pay pro-rated property taxes (to date of closing), deed preparation, and one-half of deed stamps. Buyer will pay recording fees and one-half of deed stamps. Local Title Company will conduct the closing with buyer and seller each paying one-half of fees associated with closing services.
6. Property is being sold on as "As Is" basis without representations or warranties of any kind or nature. No environmental inspection or representation has been or will be made by Seller or its agents.
7. If prospective buyers or their agents wish to inspect the property, such property inspections shall be conducted during daylight hours. Prospective buyers and their agents understand and acknowledge that while on the property, prospective buyers and their agents assume all liability and shall indemnify Seller and its agents, property managers and Kingwood Forestry Services from and against all claims, demands, or causes of action, of every kind, nature and description relating to its access to or presence on the property.
8. Hunting equipment (such as deer stands, feeders, trail cameras, etc.) and any other man-made items found on the property do not convey unless stated otherwise.
9. Kingwood Forestry is the real estate firm acting as agent for the seller. All information presented in this prospectus is believed to be accurate. Prospective buyers are advised to verify information presented in this sale notice.
10. The Conditions of Sale stated herein are a general summary of those aspects more specifically described in the Real Estate Sales Contract. Should there be any variation in wording or conditions, the Real Estate Sales Contract takes precedence.
11. Questions regarding the land sale should be directed to licensed agent Mark Clark or licensed broker Pete Prutzman of Kingwood Forestry Services at (870)246-5757.

NOTICE OF LAND SALE

JR #114 Tract (Listing #4271): Pt. NW¼ of SE¼, Sec. 22, T10S, R17W, containing 36 acres, more or less

JR #191 (Listing #4272): Pt. SE¼ of SE¼, Sec. 22, T10S, R17W, containing 24.7 acres, more or less

Dallas County, Arkansas



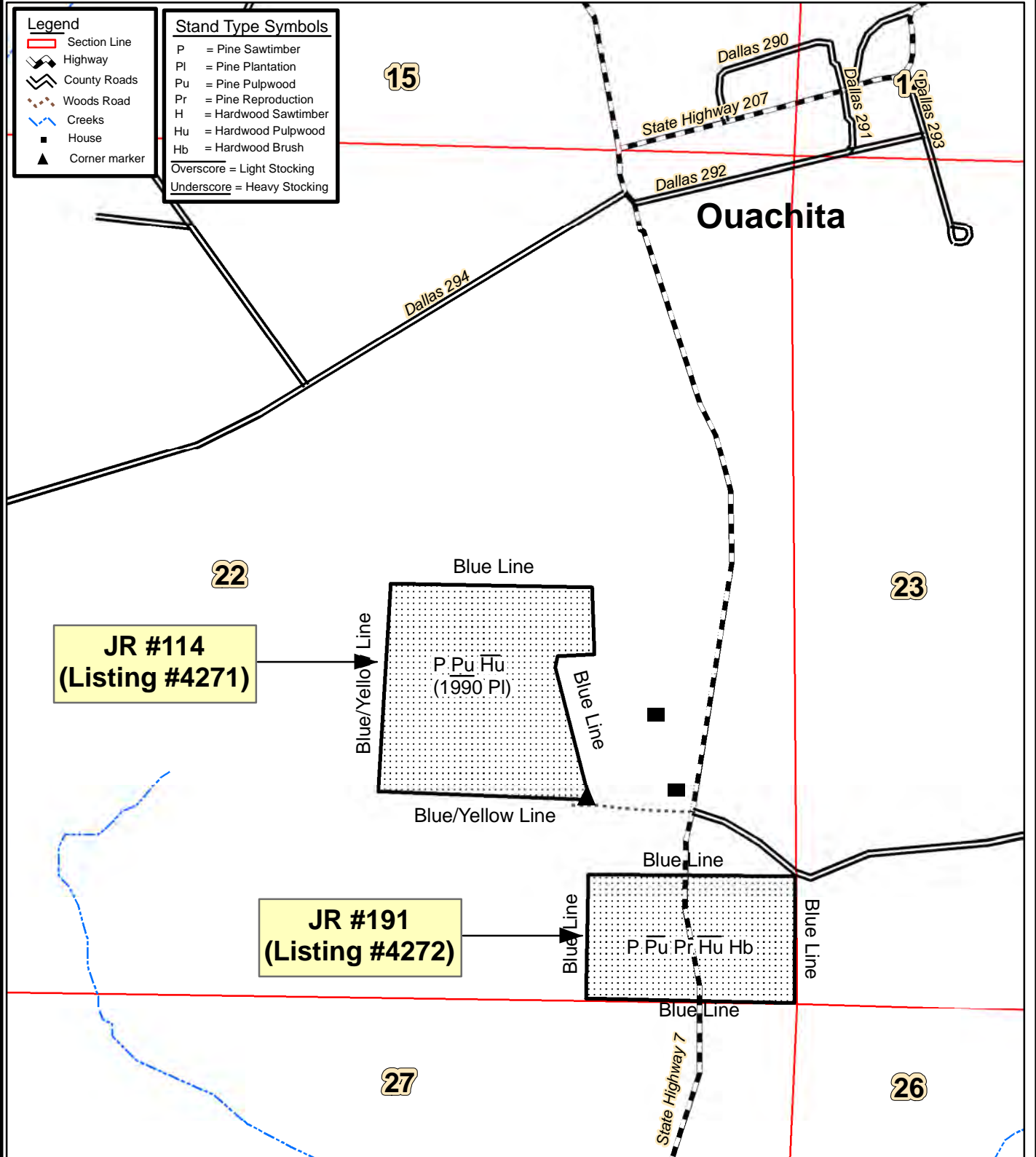
Created: July, 2011
Drawn By: JDT

NOTICE OF LAND SALE

JR #114 Tract (Listing #4271): Pt. NW¼ of SE¼, Sec. 22, T10S, R17W, containing 36 acres, more or less

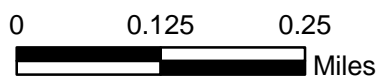
JR #191 (Listing #4272): Pt. SE¼ of SE¼, Sec. 22, T10S, R17W, containing 24.7 acres, more or less

Dallas County, Arkansas



JR #114
(Listing #4271)

JR #191
(Listing #4272)



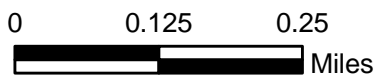
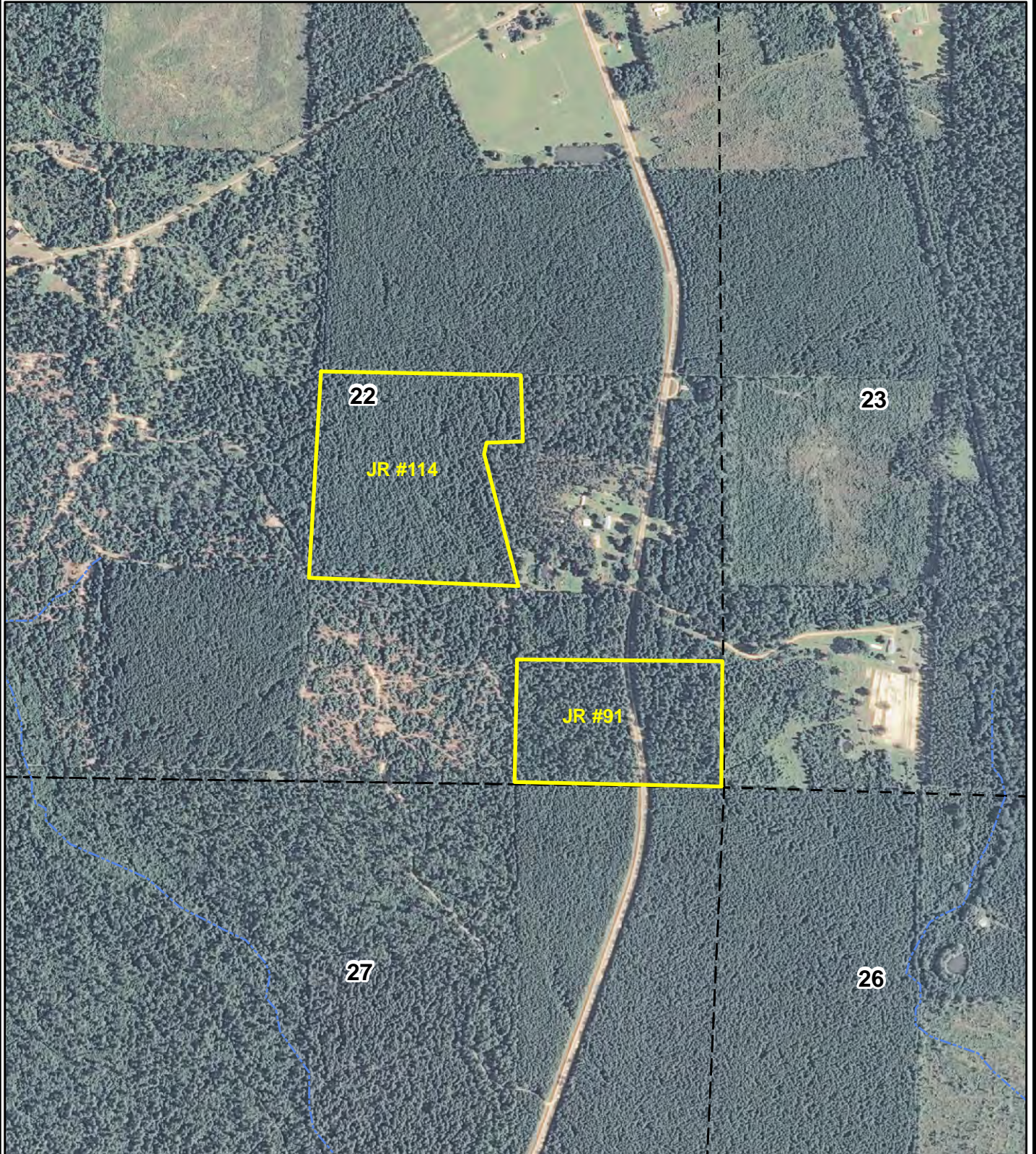
Created: June, 2011
By: JDT

NOTICE OF LAND SALE

JR #114 Tract (Listing #4271): Pt. NW $\frac{1}{4}$ of SE $\frac{1}{4}$, Sec. 22, T10S, R17W, containing 36 acres, more or less

JR #191 (Listing #4272): Pt. SE $\frac{1}{4}$ of SE $\frac{1}{4}$, Sec. 22, T10S, R17W, containing 24.7 acres, more or less

Dallas County, Arkansas



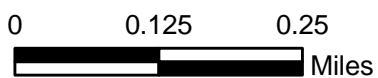
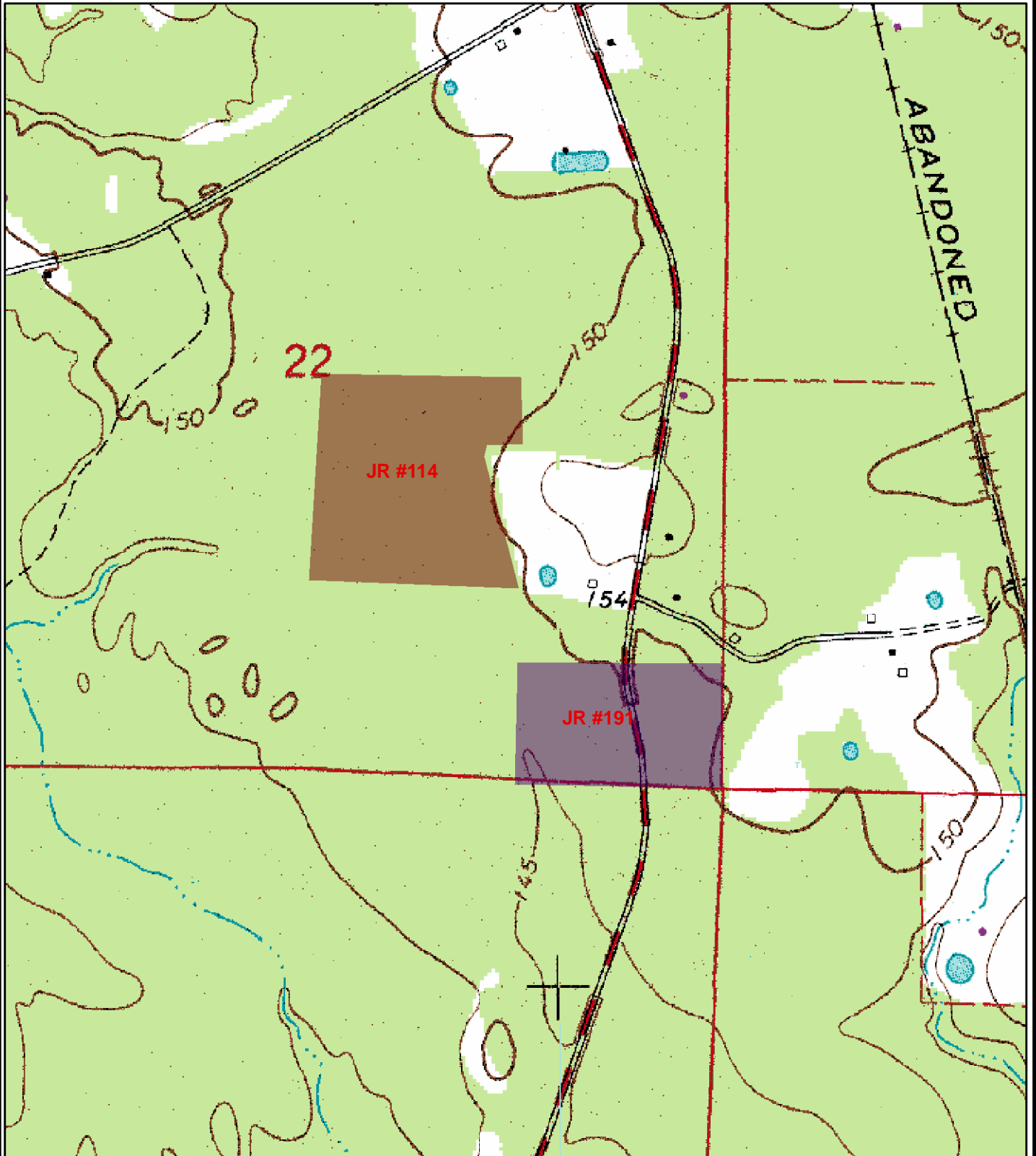
Created: July, 2011
Flown: 2010
Drawn By: JDT

NOTICE OF LAND SALE

JR #114 Tract (Listing #4271): Pt. NW $\frac{1}{4}$ of SE $\frac{1}{4}$, Sec. 22, T10S, R17W, containing 36 acres, more or less

JR #191 (Listing #4272): Pt. SE $\frac{1}{4}$ of SE $\frac{1}{4}$, Sec. 22, T10S, R17W, containing 24.7 acres, more or less

Dallas County, Arkansas



Created: July, 2011
Drawn By: JDT

The Ross Foundation – JR #114 – Dallas County

Tract Name	JR #114	Stand Number	1
Legal	Pt. NW¼ of SE¼, Sec. 22, T10S, R17W	Acres	36.0
County	Dallas	State	AR
Cruised By	JDT	Sample Method	10 BAF
Form Class	KFS PST Tons	Date Cruised	7/15/2011
		Percent Cruised	

Stand Data	
<u>Average Vol/Acre</u>	25.67
<u>Average Vol/Tree</u>	0.52
<u>Average Vol/Log</u>	0.27
<u>Avg DBH</u>	11.36

Pine Sawtimber

Inches DBH	1 Logs		1.5 Logs		2 Logs		2.5 Logs		3 Logs		3.5 Logs		4 Logs		4.5 Logs+		Total	
	Trees	Tons	Trees	Tons	Trees	Tons	Trees	Tons	Trees	Tons	Trees	Tons	Trees	Tons	Trees	Tons	Trees	Tons
10			363	131	264	129	165	89									792	349
12	46	15	252	108	321	186	92	59	46	38							756	406
14	17	7	17	10	67	51	101	89									202	156
16					13	13											13	13
Totals	63	23	632	249	665	379	358	237	46	38							1,763	924

Pine Pulpwood

RGO PTons-Logs

Stand Data	
<u>Average Vol/Acre</u>	56.0
<u>Average Vol/Tree</u>	0.25
<u>Average Vol/Log</u>	0.12
<u>Avg DBH</u>	7.74

DBH	Trees	Tons
6	3,025	367.3
8	3,197	808.3
10	1,914	825.0
12	23	13.8
Total	8,159	2,014.4

Hardwood Pulpwood

RGO HTons-Logs

Stand Data	
<u>Average Vol/Acre</u>	3.1
<u>Average Vol/Tree</u>	0.12
<u>Average Vol/Log</u>	0.09
<u>Avg DBH</u>	6.22

DBH	Trees	Tons
6	825	90.8
8	103	20.6
Total	928	111.4

The Ross Foundation – JR #191 – Dallas County

The Ross Foundation

TRACT NAME: JR #191 (Listing #4272)	PAGE 1 OF 1
LEGAL: Pt. SE¼ of SE¼, Sec. 22, T10S, R17W	
COUNTY: Dallas	STATE: AR # ACRES: 24.7
CRUISED BY: The Ross Foundation	16.2 % Inventory
FORM CLASS: LOCAL VOLUME TABLE: TONS	Date: 7/18/2011

Stand Data	
Avg DBH	20.4
Tree Avg	3
Log Avg	1
Acre Avg	64

Pine Sawtimber

INCHES D.B.H.	1 LOG TREES		1.5 LOG TREES		2.0 LOG TREES		2.5 LOG TREES		3.0 LOG TREES		3.5 LOG TREES		4.0 LOG TREES		4.5 LOG TREES		TOTALS		
	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	
10																			
12							19	12										19	12
14							6	5	19	20	6	7						31	33
16							6	7	31	42	12	19	6	10				56	79
18									19	32	49	95	12	26				80	153
20									31	65	43	104	49	129				124	298
22									42	106	37	107	68	215	6	23		153	450
24									19	58	56	196	31	119	12	51		117	423
26											12	53	12	56				25	109
28											6	32						6	32
TOTALS							31	24	159	323	222	613	179	555	19	74		610	1,590

Pine Pulpwood

INCHES D.B.H.	1 LOG TREES		1.5 LOG TREES		2.0 LOG TREES		2.5 LOG TREES		3.0 LOG TREES		3.5 LOG TREES		4.0 LOG TREES		4.5 LOG TREES		TOTALS		
	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	
6	117	9.39	86	9.51	25	3.46											228	22.35	
8	86	11.24	63	11.30	37	8.52											186	31.06	
10			6	1.61	19	6.48											25	8.09	
12																			
TOTALS	204	20.62	155	22.41	80	18.46											439	61.50	

Hardwood Pulpwood

INCHES D.B.H.	1 LOG TREES		1.5 LOG TREES		2.0 LOG TREES		2.5 LOG TREES		3.0 LOG TREES		3.5 LOG TREES		4.0 LOG TREES		4.5 LOG TREES		TOTALS		
	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	#TREES	TONS	
6																			
8			136	27.17														136	27.17
10			80	24.08	43	16.86												124	40.94
12			31	12.97	19	10.19	6	4.20										56	27.36
14			6	3.46	25	18.03	12	11.24										43	32.73
16																			
TOTALS			253	67.68	86	45.08	19	15.44										358	128.19

OFFER FORM

The Ross Foundation Dallas County Land Sales

JR # 114 (Listing #4271) and JR #191 (Listing #4272)

Bid Date: Friday, August 12, 2011 @ 3:00 P.M.

— Please fax offer to 870-246-3341 or mail to P. O. Box 65, Arkadelphia, AR 71923 —

Reference is made to the Kingwood Forestry Services, Inc. **Ross Foundation Dallas County Land Sales Notice**. I submit the following as an offer for the purchase one or both of the following tract(s) located in Dallas County, Arkansas and further described as:

JR #114 (Listing #4271): Pt. NW ¼ of SE ¼, Section 22, Township 10 South, Range 17 West, containing 36 acres, more or less, Dallas County, AR.

JR #191 (Listing #4272): Pt. SE ¼ of SE ¼, Section 22, Township 10 South, Range 17 West, containing 24.7 acres, more or less, Dallas County, AR.

My offer(s) will remain valid through 3:00 P.M., Monday, August 15, 2011. Successful bidder(s) will be notified at or before that time by telephone, fax, or e-mail. If any of my offers are accepted, I am ready, willing, able, and obligated to execute a more formal Contract of Sale within seven business days with earnest money in the amount of 10% of purchase price. Closing is expected to be held within thirty days of offer acceptance. I have read and understand the Method of Sale and Conditions of Sale sections in this notice.

Send offer form to: Kingwood Forestry Services, Inc. (**Before 3:00 p.m. , Friday, August 12, 2011**)
P. O. Box 65, Arkadelphia, AR 71923 or fax to 870-246-3341

JR # 114 (Listing #4271 - 36 acres, more or less): \$ _____

JR # 191 (Listing #4272 - 24.7 acres, more or less): \$ _____

Both Tracts Combined (60.7 acres, more or less): \$ _____

Date: _____ Email: _____

Bidder: _____ Fax No.: _____
Printed

Bidder: _____ Phone No.: _____
Signed

Address: _____
City, State, Zip