



SHENANDOAH FORESTRY SERVICES LLC
Professional Forestry Consultation

Dan Hughes
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SMITH PROPERTY

**Morgan County, WV
Cacapon Tax District
Tax Map 6, Parcel 9**

*GENERAL INVENTORY INFORMATION AND APPRAISAL
(not to be used to sell forest products)*

LANDOWNER: Jeffrey Smith

DATE: 04-14-2022

STAND NUMBER	ACRES	2012 TOTAL BD FT VOLUME (Int ¼ rule)	YEAR & HARVESTED BD FT VOLUME (Int ¼ rule)		2022 ESTIMATED BD FT VOLUME (Int ¼ rule)	2022 APPRAISAL VALUE (all stands w/o associated costs)	2022 APPRAISAL VALUE (currently accessible stands with costs)
1	156	1,610,000	2020	22,000	1,775,000	\$1,153,750	unharvestable
2	233	1,980,000	2020	842,000	1,328,000	\$863,200	\$398,400
3	77	320,000	No harvest		355,000	\$124,250	\$17,750
4	368	3,750,000	2017/2021	774,000	3,339,000	\$2,170,350	\$584,325
5	83	960,000	2018	455,000	585,000	\$380,250	\$204,750
6	20	220,000	No harvest		243,000	\$121,500	unharvestable
TOTALS	937	8,840,000		2,093,000	7,625,000	\$4,813,300	\$1,205,225

This report reflects estimations of current board foot volumes, logging costs, and timber prices. Appraisal estimations should only be used for guidance and not to be considered absolute. Shenandoah Forestry Services LLC makes no guarantee to the estimations or appraisal values.

Dan Hughes
Shenandoah Forestry Services LLC
WV Registered Forester #503
MD Licensed Forester #706

FOREST STANDS



		STREAMS		
		PUBLIC ROADS		
		PRIVATE ROADS		
		PROPERTY LINES		
ONE INCH = 1150 FEET				
Dwight Smith property, Morgan County, WV, 938 acres prepared by Paul Madril, Farman Woodland Services, October 24, 2012				