



"STEWARDSHIP IN FORESTRY"

Timber Sale Appraisal  
Promised Land  
Sale KL-341-2023-W00654-01

District: Klamath/Lake

Date: June 22, 2022

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**Cost Summary**

	Conifer	Hardwood	Total
Gross Timber Sale Value	\$96,541.10	\$0.00	\$96,541.10
		Project Work:	(\$31,855.80)
		Advertised Value:	\$64,685.30



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### Timber Description

Location:

Stand Stocking: 20%

Specie Name	AvgDBH	Amortization (%)	Recovery (%)
White Fir	14	0	95
Ponderosa Pine	12	0	95
Lodgepole Pine	12	0	90

Volume by Grade	2S	3S & 4S 6"-11"	6" - 11"	Camprun	Total
White Fir	25	104	0	0	129
Ponderosa Pine	0	0	414	0	414
Lodgepole Pine	0	0	0	328	328
Total	25	104	414	328	871

**Comments:** Pond Values Used: Local Pond Values, March 2022.

Log Markets: Klamath Falls and Medford.

Other Costs (no Profit & Risk): None

Other Costs (with Profit & Risk to be added): None

#### ROAD MAINTENANCE

Move-in: \$400.00

General Road Maintenance: 21 miles x \$250.00 per mile x 1 bladings = \$5,250.00

Total Road Maintenance: \$5,650.00, \$6.49 per Mbf



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**Logging Conditions**

<b>Combination#:</b> 1	White Fir	100.00%
	Ponderosa Pine	100.00%
	Lodgepole Pine	100.00%
<b>Logging System:</b>	Wheel Skidder	<b>Process:</b> Feller Buncher
<b>yarding distance:</b>	Medium (800 ft)	<b>downhill yarding:</b> Yes
<b>tree size:</b>	Small / Thinning 10in (90 Bft/tree), 18-20 logs/MBF	
<b>loads / day:</b>	10	<b>bd. ft / load:</b> 3800
<b>cost / mbf:</b>	\$99.91	
<b>machines:</b>	Log Loader (B) Stroke Delimber (B) Feller Buncher w/ Delimber Tire Skidder	

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### Logging Costs

Operating Seasons: 1.00	Profit Risk: 10%
Project Costs: \$31,855.80	Other Costs (P/R): \$0.00
Slash Disposal: \$0.00	Other Costs: \$0.00

Miles of Road

Road Maintenance: \$6.49

Dirt	Rock (Contractor)	Rock (State)	Paved
0.0	0.0	0.0	0.0

Hauling Costs

Species	\$ / MBF	Trips/Day	MBF / Load
White Fir	\$0.00	2.0	4.0
Ponderosa Pine	\$0.00	5.0	4.0
Lodgepole Pine	\$0.00	5.0	3.8



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### Logging Costs Breakdown

Logging	Road Maint	Fire Protect	Hauling	Other P/R appl	Profit & Risk	Slash Disposal	Brand & Paint	Other	Total
<b>White Fir</b>									
\$99.91	\$6.81	\$5.04	\$157.50	\$0.00	\$26.93	\$0.00	\$2.00	\$0.00	\$298.19
<b>Ponderosa Pine</b>									
\$99.91	\$6.81	\$5.04	\$63.00	\$0.00	\$17.48	\$0.00	\$2.00	\$0.00	\$194.24
<b>Lodgepole Pine</b>									
\$99.91	\$7.14	\$5.04	\$69.48	\$0.00	\$18.16	\$0.00	\$2.00	\$0.00	\$201.73

Specie	Amortization	Pond Value	Stumpage	Amortized
White Fir	\$0.00	\$457.29	\$159.10	\$0.00
Ponderosa Pine	\$0.00	\$300.00	\$105.76	\$0.00
Lodgepole Pine	\$0.00	\$300.00	\$98.27	\$0.00



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Date: June 22, 2022

### Summary

#### Amortized

Specie	MBF	Value	Total
White Fir	0	\$0.00	\$0.00
Ponderosa Pine	0	\$0.00	\$0.00
Lodgepole Pine	0	\$0.00	\$0.00

#### Unamortized

Specie	MBF	Value	Total
White Fir	129	\$159.10	\$20,523.90
Ponderosa Pine	414	\$105.76	\$43,784.64
Lodgepole Pine	328	\$98.27	\$32,232.56

#### Gross Timber Sale Value

Recovery: \$96,541.10

Prepared By: Matt Flock

Phone: 541-883-5681

# Promised Land Timber Sale

## Appraisal (Chip)

KL-341-2022-W00654-01

**Location**      **Gilchrist State Forest**

Portions of sections 3, 4, 9, 10 of T25S R11E, and Sections 33, 34 of T24S R11E  
Willamette Meridian, Klamath County, Oregon



## Volume Harvestable

Total Acres		808	Ac
Exclusion	0%	0	Ac
Total Harvest Area		808	Ac
Optional Entry Area	6%	46	Ac
General Harvest Area		762	Ac
			6 green tons / acre harvestable
			8 green tons / acre harvestable

## Value

6,372.00 total green tons

\$1.30 min bid price / green ton

**\$8,283.60** Approximate Value

The Volume harvestable refers to all material to be felled. PURCHASER may sort the felled product into Sawlog and Chip material. The price shall be the same for all material harvested. Refer to Exhibit C for details (Sawmill and Pulp). Refer to section 1740 in the contract for log prices.

STATE makes no guarantee as to the accuracy or amount harvestable for the terms of this contract.

## Variables

### Harvest Yields

808 Acres harvestable  
6% % optional entry area  
762 GHA acres (general harvest area)  
8 GHA green tons / acre  
6096.0 GHA total green tons  
46.0 OEA acres (optional entry area)  
6 OEA green tons / acre  
276.0 OEA total green tons  
6372.0 total green tons  
193 total loads  
0.24 Loads per acre

### Assumptions

33.0 green tons / load  
35.0% moisture  
21.5 bdt / load

## Costs

### Trucking Costs

\$725.00	haul cost / load
\$21.97	haul cost / green ton

### Processing Costs

\$250.00	Chipper / hour
\$100.00	Skid / hour
1.20	hours / load
\$420.00	cost / load
\$12.73	cost / green Ton

### Total Costs per Green Ton

\$38.04	Cutting
\$12.73	Processing
\$21.97	Trucking
\$1.02	Obligations
\$73.76	Total

### Profit / Risk per Green Ton

15%	Profit / Risk
\$11.06	Profit & Risk / green ton

### Cutting Costs

\$150.00	Buncher Cost per hour
6372.00	Total Green Tons
7.89	Green Tons / acre
0.24	Loads / acre
5.00	acre cut / day (assume 10 hr day)
\$300.00	cost / acre
\$1,255.37	cost / load
\$38.04	Cost / green ton

### Project Work (non-credit)

\$3,000.00	*Road Maintenance (sections 2130 and 2360)
\$2,500.00	*Pile Construction (sections 2550 and 2560)
\$1,000.00	*Road closures (section 2360)
\$6,500.00	total
\$1.02	cost / green ton

\*Project Work (non-credit) costs are approximate. The actual cost will depend on operation conditions AND operative damages as determined by STATE.

## Payment

### Payment

\$132.49	payment per / ton
35.0%	moisture
\$86.12	payment / green ton
\$2,841.91	payment / load

### Pricing

\$86.12	payment / green ton
\$73.76	costs / green ton
\$11.06	Profit & Risk / green ton
\$1.30	minimum bid



Promised Land  
KL-341-2023-W00654-01

*Other Costs*

*Road Maintenance*

Move-in cost (grader):	\$400.00
Number of Miles to be Bladed:	21
Number of Bladings:	1
Total Miles:	21
Miles/Hour for Equipment:	0.5
Cost/Hour (grader with operator):	\$125.00
Total Grading Hours:	42.00
Grading Cost:	\$5,250.00
<b>Total Cost:</b>	<b>\$5,650.00</b>
Cost/Mbf:	\$6.49

# Promised Land

## KL-341-2023-W00654-01

### *Project Costs*

*Project #1 Dust Abatement (Profit & Risk to be added in Appraisal)*

PP	414 Mbf	48%	Average Load	4.0 Mbf	No. of Loads	104
WF	129 Mbf	15%	Average Load	4.0 Mbf	No. of Loads	32
LP	328 Mbf	38%	Average Load	3.8 Mbf	No. of Loads	86
<b>Total:</b>	<b>871 Mbf</b>				<b>Total Loads</b>	<b>222</b>

Assume:	4 Trucks/Day	11 Days of Dust Abatement
	5 Trips/Day	3 Hours/Day
	<b>20 Loads per Day</b>	33 Total Hours
	<b>11 Hauling Days</b>	\$88.00 Cost/Hour
		\$200.00 Move in for Water Truck
		<u>\$3,104.00</u> Dust Abatement Cost
		\$3.56 Cost/Mbf

Promised Land  
KL-341-2023-W00654-01  
*Project Costs*

*Project #2 Road Improvement*

**Improvement**

**Move in Cost Dozer:     \$500**

	Points	Distance(ft)	Feet/Hour	Hours	Cost/Hour	Cost
Open/Clear/Shape	C to D	548	1000	0.55	\$150.00	\$82.20
Open/Clear/Shape	J to K	4692	1000	4.69	\$150.00	\$703.80
Open/Clear/Shape	B to G	4015	1000	4.02	\$150.00	\$602.25
Open/Clear/Shape	H to I	8329	1000	8.33	\$150.00	\$1,249.35
Open/Clear/Shape	F to E	9392	1500	6.26	\$150.00	\$939.20
<b>Total Open/Clear /Shape</b>						<b>\$3,576.80</b>

*Project #2 Summary*

Move In Cost	\$500
Improvement Cost	\$3,576.80
<b>Project # 2 Total</b>	<b>\$4,076.80</b>
per Mbf	\$4.68

Promised Land  
KL-341-2023-W00654-01  
*Project Costs*

*Project #3 Fell, Skid, and Pile Submerchantable Material*

Total Sub-Sawlog Volume: 153 MBF

Fell and Skid/MBF: \$60.00

Sort/MBF: \$15.00

**Total** **\$11,475.00**

per MBF \$13.17

*Landing Slash Piling*

Number of Landings: 25

Shovel Time: 1 Hour per Landing Cost per Hour: \$150.00 Total Cost \$3,750.00

Cat Time: 1 Hour per Landing Cost per Hour: \$150.00 Total Cost \$3,750.00

**Total** **\$7,500.00**

per MBF \$8.61

*Project #3 Summary*

Fell, Skid, Pile Submerchantable Material \$11,475.00

Landing Slash Piling \$7,500.00

**Total Cost** **\$18,975.00**

per Mbf \$21.79

Promised Land  
KL-341-2023-W00654-01  
*Project Costs*

*Project #4 Road Closures and Waterbarring*

*Road Closures*

7      Number of Closure Pts:      B, F, H, I, L, J, K

\$150.00      Cost per Hour (Loader)

\$150.00      Cost per Hour (Cat)

**\$2,100.00**      **Total**

\$0.51      per Mbf

*Skid Trail Waterbarring*

8      Number of Landings (Landing # 2, 4, 16, 18, 20, 21, 22, 23)

2      Hours per Landing

\$150.00      Cost per Hour (Cat)

**\$2,400.00**      **Total**

\$2.76      per Mbf

*Project #4 Summary*

Road Closure:      \$2,100.00

Waterbarring:      \$2,400.00

**Total:**      **\$4,500.00**

per Mbf:      \$5.17

Promised Land  
KL-341-2023-W00654-01  
*Project Costs*

*Project #5 Roadside Clearing*

Acres to be Treated	4
Hours per Acre	2
Cost per Hour	\$150.00
Cost of Piling	\$1,200.00
<b>Total Cost</b>	<b>\$1,200.00</b>
per Mbf	\$1.38

Promised Land  
KL-341-2023-W00654-01  
*Project Costs*

*Cost Summary All Projects*

Project No.1 - Dust Abatement	\$3,104.00
Project No.2 - Road Improvement and Construction	\$4,076.80
Project No.3 - Fell, Skid, and Pile Submerchantable Material	\$18,975.00
Project No.4 - Road Closures and Waterbarring	\$4,500.00
Project No. 6 - Roadside Clearing	\$1,200.00
<b>Total Cost</b>	<b>\$31,855.80</b>
per Mbf	\$36.57

# *Promised Land*

*KL-341-2023-W00654-01*  
*Cruise Report*



**SALE NAME:** Promised Land

**LEGAL DESCRIPTION:**

Located in Portions of Section(s) 3, 4, 9, 10 of T25S R11E, Section(s) 33, 34 of T24S R11E, Willamette Meridian, Klamath County, Oregon.

**BOUNDARY LINES:**

Unit boundaries are posted with "Timber Sale Boundary" signs, marked with fluorescent orange paint and fluorescent orange flagging. Boundaries following roads may not be marked.

**ACREAGE:**

Gross Sale Acreage:	811 Acres
Exclusion Acreage:	14 Acres
Net Sale Acreage:	797 Acres

Mapping was accomplished using a handheld Global Positioning System unit with the data run on the district Geographical Information System Program.

**TREATMENT:**

The Timber Sale is a purchaser select, partial cut harvest.

**CRUISE METHOD:**

Variable plot cruise with a ratio of a count plot for every measure plot. Fixed plot cruise for all sub-merchantable material (5.0" to 9.0") DBH for all Areas.

**BASAL AREA FACTOR:**

All plots were cruised with 10 Basal Area Factor.

**PLOT DESIGNATION:**

Plot centers were established at every plot with blue flag wire stakes with the corresponding plot number. Blue flagging was attached to the nearest available tree branch.

**TREE HEIGHT:**

All trees were measured to a fixed diameter outside bark. This height is usually taken as high up the bole as possible, where the cruiser can clearly see the bole, and the taper remains constant (usually 6 or 8 inches). The log segments are broken out and graded accordingly.

**MINIMUM D.B.H:**

5.0" DBH.

**DIAMETER STANDARDS:**

1" diameter class

**BTR:**

Standard ratios were used. See attached species tables.

**FORM FACTOR:**

Form factor was measured or estimated at 16' for each tree. Each tree was assigned its own FF.

**FORM POINT:**

All trees were sighted at DBH.



**VOLUME COMPUTATION:**

All cruise data was input and run at the district on Atterbury's Super Ace program.

**FINAL CRUISE RESULTS:**

CV%	SE%	ACRES
74.2	10.8	797

**TIMBER DESCRIPTION****SAWLOG VOLUME:**

This volume was obtained from the variable plot cruise. All material graded camprun. See grade table for minimum standards.

**TOTAL SAWLOG VOLUME**

Species	Ave. DBH	Acres	Gross Vol/Acre (bf)	Net Vol/Acre (bf)	Net Sale Vol (Mbf)
Ponderosa pine	12	797	525	519	414
White fir	14.2	797	162	162	129
Lodgepole pine	12.2	797	412	412	328
	<b>Total</b>		1,099	1,093	871

**TOTAL NET SAWLOG VOLUME: 871 MBF**

**GREEN PULP VOLUME:**

This volume was obtained by combining material from the fixed plot cruise (5.0" – 9.0" DBH) with material from the variable plot cruise.

All material was graded green pulp, see grade table for minimum standards.

Species	Acres	Vol/Acre (bf)	Sale Vol (Mbf)
Ponderosa pine	797	109	88
Lodgepole pine	797	80	65
<b>Total</b>		189	153

**TOTAL GREEN PULP VOLUME: 153 Mbf**

TC TLOGSTVB				Log Stock Table - MBF Project: PRMLND																		
T034 R024 S06 TVARI												T034 R024 S06 TVARI										
Twp	Rge	Sec	Tract	Type	Acres	Plots	Sample Trees	Page	1													
034	024	06	GILC	VARI	797.00	47	61	Date	6/28/2022													
Time																			8:27:16AM			
S Spp	So	Gr	Log	Len	Gross MBF	% Def	Net MBF	% Spc	Net Volume by Scaling Diameter in Inches													
									2-3	4-5	6-7	8-9	10-11	12-13	14-15	16-19	20-23	24-29	30-39	40+		
PP	CR	CR	16		15		15	3.0			15											
PP	CR	CR	18		43		43	8.5			12	30										
PP	CR	CR	20		19		19	3.9			19											
PP	CR	CR	22		15		15	3.0				15										
PP	CR	CR	24		51		51	10.3			36	16										
PP	CR	CR	26		44		44	8.7			44											
PP	CR	CR	30		19		19	3.9					19									
PP	CR	CR	32		212	2.4	207	41.3			51	134	21									
PP	CR	GP																				
PP	CR	GP	10		15		15	2.9		11	4											
PP	CR	GP	11																			
PP	CR	GP	12		29		29	5.8			29											
PP	CR	GP	15		12		12	2.5		12												
PP	CR	GP	16		7		7	1.4			7											
PP	CR	GP	17		10		10	2.1		10												
PP	CR	GP	19		14		14	2.7	14													
PP	Totals				505	1.0	500	49.0	14	33	218	195	41									
LP	CR	CR	16		93		93	23.8			42	5	47									
LP	CR	CR	18		14		14	3.7				14										
LP	CR	CR	24		32		32	8.2				32										
LP	CR	CR	26		51		51	13.0				17	34									
LP	CR	CR	28		38		38	9.8				38										
LP	CR	CR	30		56		56	14.3				25		32								
LP	CR	CR	32		43		43	10.9						43								
LP	CR	GP																				
LP	CR	GP	8																			
LP	CR	GP	13		7		7	1.7				7										
LP	CR	GP	14		29		29	7.4		5	9	15										
LP	CR	GP	15		9		9	2.4				9										
LP	CR	GP	21		18		18	4.7		18												
LP	Totals				392		392	38.4		23	51	162	81	74								
WF	CR	CR	16		4		4	2.8				4										
WF	CR	CR	18		14		14	10.9				14										
WF	CR	CR	24		11		11	8.9				11										
WF	CR	CR	28		16		16	12.3				16										
WF	CR	CR	30		8		8	6.2				8										
WF	CR	CR	32		76		76	58.8				32	19		24							
WF	Totals				129		129	12.6				85	19		24							
Total All Species					1,026		1,021	100.0	14	56	269	442	141	74	24							

T	Species, Sort Grade - Board Foot Volumes (Type)										Page		1							
	Project: PRMLND										Date		6/28/2022							
											Time		8:27:16AM							
T034 R024 S06 TVARI										T034 R024 S06 TVARI										
Twp	Rge	Sec	Tract	Type	Acres	Plots	Sample Trees	CuFt	BdFt											
034	024	06	GILC	VARI	797.00	47	61	1	E											
S So Gr T rt ad Spp			% Net BdFt	Bd. Ft. per Acre			Total Net MBF	Percent Net Board Foot Volume							Average Log				Logs Per /Acre	
			Def%	Gross	Net	Log Scale Dia.				Log Length				Ln	Dia	Bd	CF/ Lf			
								4-5	6-11	12-16	17+	12-20	21-30	31-35	36-99	Ft	In	Ft		
PP	CR	CR	82	1.2	525	519	413	100				19	31	50		25	8	54	0.63	9.6
PP	CR	GP	18		109	109	87	54	46			100				12	5	10	0.27	11.3
PP	Totals		49	1.0	634	628	500	9	91			33	26	41		18	6	30	0.50	20.8
LP	CR	CR	83		412	412	328	77	23			33	54	13		22	9	59	0.71	7.0
LP	CR	GP	17		80	80	64	37	63			71	29			12	7	14	0.41	5.6
LP	Totals		38		492	492	392	6	75	19		39	50	11		18	8	39	0.62	12.6
WF	CR	CR	100		162	162	129	81	19			14	27	59		26	9	72	0.77	2.2
WF	Totals		13		162	162	129	81	19			14	27	59		26	9	72	0.77	2.2
Type Totals				.5	1,287	1,281	1,021	7	83	10		33	35	32		18	7	36	0.56	35.6

TC TSTATS				STATISTICS				PAGE	1											
				PROJECT	PRMLND	DATE				6/28/2022										
TWP	RGE	SECT	TRACT	TYPE	ACRES	PLOTS	TREES	CuFt	BdFt											
034	024	06	GILC	VARI	797.00	47	105	1	E											
														TREES	ESTIMATED		PERCENT			
														PER PLOT	TOTAL		SAMPLE			
												PLOTS	TREES			TREES	TREES			
TOTAL		47	105	2.2																
CRUISE		23	61	2.7		21,696				.3										
DBH COUNT																				
REFOREST																				
COUNT		16	44	2.8																
BLANKS		8																		
100 %																				
STAND SUMMARY																				
		SAMPLE	TREES	AVG	BOLE	REL	BASAL	GROSS	NET	GROSS	NET									
		TREES	/ACRE	DBH	LEN	DEN	AREA	BF/AC	BF/AC	CF/AC	CF/AC									
P PINE		35	16.0	12.0	26	3.6	12.6	634	628	185	185									
LP PINE		16	9.1	12.2	26	2.1	7.4	492	492	137	137									
WHITE F		10	2.1	14.2	31	0.6	2.3	162	162	44	44									
TOTAL		61	27.2	12.3	26	6.4	22.3	1,287	1,281	366	366									
CONFIDENCE LIMITS OF THE SAMPLE																				
68.1 TIMES OUT OF 100 THE VOLUME WILL BE WITHIN THE SAMPLE ERROR																				
CL:	68.1 %	COEFF	SAMPLE TREES - BF					# OF TREES REQ.		INF. POP.										
SD:	1.0	VAR.%	S.E.%	LOW	AVG	HIGH	5		10	15										
P PINE		75.5	12.8	45		52	58													
LP PINE		81.5	21.0	56		71	85													
WHITE F		91.8	30.5	64		92	120													
TOTAL		86.4	11.1	56		63	70	298	75	33										
CL:	68.1 %	COEFF	SAMPLE TREES - CF					# OF TREES REQ.		INF. POP.										
SD:	1.0	VAR.%	S.E.%	LOW	AVG	HIGH	5		10	15										
P PINE		65.9	11.1	13		15	17													
LP PINE		71.4	18.4	16		19	23													
WHITE F		59.5	19.8	19		24	29													
TOTAL		68.5	8.8	16		18	19	187	47	21										
CL:	68.1 %	COEFF	TREES/ACRE					# OF PLOTS REQ.		INF. POP.										
SD:	1.0	VAR.%	S.E.%	LOW	AVG	HIGH	5		10	15										
P PINE		129.0	18.8	13		16	19													
LP PINE		173.1	25.2	7		9	11													
WHITE F		364.7	53.2	1		2	3													
TOTAL		72.2	10.5	24		27	30	208	52	23										
CL:	68.1 %	COEFF	BASAL AREA/ACRE					# OF PLOTS REQ.		INF. POP.										
SD:	1.0	VAR.%	S.E.%	LOW	AVG	HIGH	5		10	15										
P PINE		129.2	18.8	10		13	15													
LP PINE		164.4	24.0	6		7	9													
WHITE F		358.7	52.3	1		2	4													
TOTAL		70.0	10.2	20		22	25	196	49	22										
CL:	68.1 %	COEFF	NET BF/ACRE					# OF PLOTS REQ.		INF. POP.										
SD:	1.0	VAR.%	S.E.%	LOW	AVG	HIGH	5		10	15										
P PINE		137.3	20.0	502		628	753													
LP PINE		159.1	23.2	378		492	606													
WHITE F		367.8	53.6	75		162	248													
TOTAL		74.2	10.8	1,142		1,281	1,419	220	55	24										
CL:	68.1 %	COEFF	NET CUFT FT/ACRE					# OF PLOTS REQ.		INF. POP.										
SD:	1.0	VAR.%	S.E.%	LOW	AVG	HIGH	5		10	15										
P PINE		134.6	19.6	149		185	221													
LP PINE		161.2	23.5	105		137	170													
WHITE F		355.8	51.9	21		44	67													

TC TSTATS				STATISTICS				PAGE	2
				PROJECT	PRMLND			DATE	6/28/2022
TWP	RGE	SECT	TRACT	TYPE	ACRES	PLOTS	TREES	CuFt	BdFt
034	024	06	GILC	VARI	797.00	47	105	1	E
CL:	68.1 %	COEFF		NET CUFT FT/ACRE				# OF PLOTS REQ.	
SD:	1.0	VAR.	S.E.%	LOW	AVG	HIGH	5	10	15
TOTAL		72.0	10.5	328	366	405	207	52	23

