

DEPARTMENT OF NATURAL RESOURCES STATE OF MICHIGAN TIMBER SALE PROSPECTUS #7774

SCHEDULED SALE DATE AND TIME: 9:00 a.m. (local time) on December 8, 2025.

LOCATION: GRAYLING MGMT UNIT, 1955 HARTWICK PINES ROAD, GRAYLING, MI 49738.

<u>CONTACT NAME:</u> Tom Barnes <u>PHONE NUMBER:</u> (231) 384-7732

<u>PROSPECTUS NOTE:</u> The bidder is advised to inspect the sale area and review the location, estimated volumes, operating costs and contract terms of proposed sales. Please be aware that some landowners may request 60 days or more notice for access across their land.

Notice is hereby given that bids will be received by the Unit Manager, GRAYLING MANAGEMENT UNIT, for certain timber on the following described lands:

Ice Granholm Aspen (72-028-25) / T28N, R02E, SEC. 10, NENW, NE, SE.

T28N, R02E, SEC. 11, SWNW, S1/2SW.

T28N, R02E, SEC. 14, N1/2NW, NESE, S1/2SE.

T28N, R02E, SEC. 3, NENW,S1/2NW,SW,SWSE.

T28N, R02E, SEC. 4, E1/2SE.

Oscoda County, Advertised Price \$80,229.50, 293.7 Acres, Aspen, Hardwood.

SALE NOTE: This salvage sale encompasses aspen and mixed hardwoods that were damaged by the spring 2025 ice storm. The sale is

short duration with no extensions because the aspen should be harvested before it declines further.

The stands are being cut earlier than planned due to the ice storm damage; most of the aspen is only 40 years old, some is as young as 34.

There is snowmobile trail and cycle trail interface. The sale contains areas of steep terrain and kettle hole topography.

A recreation site such as a trail, pathway, or campground is within the sale area or the vicinity. Certain restrictions/specifications may be applicable including time restrictions.

TIMBER SALE INFORMATION

Ice Granholm Aspen (72-028-25)

T28N, R02E, SEC. 10; T28N, R02E, SEC. 11; T28N, R02E, SEC. 14; T28N, R02E, SEC. 3; T28N, R02E, SEC. 4.

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A timber sale contract for this lump sum, sealed bid timber sale will be awarded to the responsible bidder offering the highest sealed bid price. All units of volume listed below were estimated using the Inventory Manager computer program and the new Michigan taper model. Bids must be at or above the following advertised price for each product and species:

PRODUCTS & SPECIES	ESTIMATED UNITS*		ADV	ADVERTISED PRICE	
Sawtimber					
Red Oak	48.3	MBF	\$	96.00 / MBF	
Pulpwood					
Jack Pine	7	Cords	\$	8.20 / Cord	
Misc. Species 3	6	Cords	\$	5.00 / Cord	
Mixed Aspen	3,740	Cords	\$	13.90 / Cord	
Mixed Hardwood	642	Cords	\$	17.30 / Cord	
Mixed Oak	893	Cords	\$	13.90 / Cord	

^{*} The total volume is statistically estimated within plus (+) or minus (-) 14.04 percent. There are an estimated 5,403 cords on this timber sale, plus or minus 759 cords at the 95% confidence level. The estimated units are final and not subject to adjustment. Prospective bidders are urged to examine this timber and to make their own estimates of quantity and quality.

BOND AND PAYMENT SCHEDULE:

- 1. A bond in the amount of \$4,011.48 to insure faithful performance of the conditions of the contract will be deposited by the successful bidder within 21 days of the sale award.
- 2. Cutting in any sale or unit without the required advance payment would be considered a trespass.
- 3. Total payment must be paid in advance or according to the following schedule:
 - (a) Ten percent (10%) of the sale value must be paid within 21 days of the sale award.
 - (b) The 10% down payment will be credited towards the first unit cut.
 - (c) Payment for each of the following units must be made before cutting begins in that unit:

PAYMENT UNIT NUMBER	PERCENT OF TOTAL SALE VALUE
01	9.7%
02	4.7%
03	6.6%
04	23.4%
05	28.3%
06	11.8%
07	6.1%
08	9.4%

- 4. If no cutting takes place, the 10% down payment will not be refunded.
- 5. Operations on the contract issued will terminate on 12/31/2027.

SALE STATISTICS

Volumes were calculated in cubic feet using the Michigan taper model. Cubic foot volume includes all wood inside bark for the product indicated. For display purposes, cubic feet were converted to cords and MBF using a simple conversion factor, e.g. 79 cubic feet per cord and 185 cubic feet per MBF. The cubic foot volumes are precise; the cords and MBF volumes are not. Cubic foot volume cannot be directly converted to cords or boards with precision.

SALE VOLUMES

The total estimated sale volume may not equal the sum of the species/products due to the nature of statistical calculations associated with double sampling methodology.

VOLUME			STATISTICAL RANGE IN CORDS		
TOTAL CUBIC FEET	TOTAL CORDS	PERCENT ERROR	MINIMUM	MAXIMUM	
426,805	5,403	14.04%	4,644	6,162	

VDU VOLUMES

A VDU is a Volume Determination Unit. Volumes and their associated statistics are calculated at the VDU level and summarized to the sale level. There is often a one to one relationship between a VDU and a Payment Unit, but not always, depending on the cruise design. Refer to the VDU TO PAYMENT UNIT table.

	VOLUME			RANGE IN CORDS	
VDU	TOTAL CUBIC FEET	TOTAL CORDS	PERCENT ERROR	MINIMUM	MAXIMUM
6	215,172	2,724	22.47%	2,112	3,336
15	54,180	686	24.94%	515	857
21	88,792	1,124	24.48%	849	1,399
25	68,661	869	38.06%	538	1,200
TOTAL:	426,805	5,403		4,014	6,792

VDU TO PAYMENT UNIT

When a VDU is associated with more than one Payment Unit (PU), the VDU volumes are assigned to the PU based on acres of the VDU within the PU.

VDU	VDU ACRES	PU	PU ACRES
TOTAL:			

DESCRIPTION OF TIMBER BY PU (PU)

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
1	Red Oak	Sawtimber	5.2	MBF	33.6	\$7,784.80
	Mixed Aspen	Pulpwood	423	Cords		
	B. T. Aspen		355	Cords		
	Quaking Aspen		68	Cords		
	Mixed Hardwood		66	Cords		
	Paper Birch		3	Cords		
	Red Maple		41	Cords		
	Sugar Maple		22	Cords		
	Mixed Oak		19	Cords		
	Red Oak		19	Cords		
2	Red Oak	Sawtimber	2.5	MBF	16.4	\$3,782.10
_	Mixed Aspen	Pulpwood	206	Cords	10.1	ψο,,, σ2. το
	B. T. Aspen	l alpwood	173	Cords		
	Quaking Aspen		33	Cords		
	Mixed Hardwood		32	Cords		
				_		
	Paper Birch		2	Cords		
	Red Maple		20	Cords		
	Sugar Maple		10	Cords		
	Mixed Oak		9	Cords		
	Red Oak		9	Cords		
3	Red Oak	Sawtimber	3.5	MBF	22.8	\$5,267.20
	Mixed Aspen	Pulpwood	287	Cords		
	B. T. Aspen		241	Cords		
	Quaking Aspen		46	Cords		
	Mixed Hardwood		44	Cords		
	Paper Birch		2	Cords		
	Red Maple		28	Cords		
	Sugar Maple		14	Cords		
	Mixed Oak		13	Cords		
	Red Oak		13	Cords		
4	Red Oak	Sawtimber	16.8	MBF	65.0	\$18,783.40
4	Mixed Aspen		650	Cords	03.0	φ10,703.40
		Pulpwood				
	B. T. Aspen		371	Cords		
	Quaking Aspen		279	Cords		
	Mixed Hardwood		177	Cords		
	Red Maple		177	Cords		
	Mixed Oak		365	Cords		
	Northern Pin Oak		10	Cords		
	Red Oak		355	Cords		
5	Red Oak	Sawtimber	20.3	MBF	78.7	\$22,734.10
	Mixed Aspen	Pulpwood	787	Cords		
	B. T. Aspen		449	Cords		
	Quaking Aspen		338	Cords		
	Mixed Hardwood		214	Cords		
	Red Maple		214	Cords		
	Mixed Oak		442	Cords		
	Northern Pin Oak		13	Cords		
	Red Oak		429	Cords		
6	Jack Pine	Pulpwood	7	Cords	42.4	\$9,482.60
U		i uipwood			42.4	φ 9,4 0∠.00
	Misc. Species 3		6	Cords		
	Mixed Aspen		643	Cords		
	B. T. Aspen		109	Cords		
	Quaking Aspen		534	Cords		
				_		
	Mixed Hardwood Red Maple		16 <i>16</i>	Cords Cords		

DESCRIPTION OF TIMBER BY PU (PU), CON'T

PU	MARKET GROUP	PRODUCT	QUANTITY	UNIT	ACRES	ADVERTISE PRICE
6 con't	Mixed Oak	Pulpwood	13	Cords		
	Northern Pin Oak	Sawtimber	0.7	MBF		
	Northern Pin Oak	Pulpwood	4	Cords		
	Red Oak		8	Cords		
7	Mixed Aspen	Pulpwood	291	Cords	13.6	\$4,865.70
	B. T. Aspen		100	Cords		
	Quaking Aspen		191	Cords		
	Mixed Hardwood		37	Cords		
	Black Cherry		7	Cords		
	Red Maple		30	Cords		
	Mixed Oak		13	Cords		
	Northern Pin Oak		13	Cords		
8	Mixed Aspen	Pulpwood	453	Cords	21.2	\$7,529.60
	B. T. Aspen		155	Cords		
	Quaking Aspen		298	Cords		
	Mixed Hardwood		56	Cords		
	Black Cherry		10	Cords		
	Red Maple		46	Cords		
	Mixed Oak		19	Cords		
	Northern Pin Oak		19	Cords		
		TOTAL:	48.3	MBF		
		TOTAL:	5,288	Cords		

Sale Specific Conditions & Requirements

Sale Name: Ice Granholm Aspen Sale Number: 72-028-25 Seq#: 1

1 - Sale Area

1.2 - Boundaries

1.2.1 - Painted Boundaries (9/19)

The sale boundary and Payment Unit boundaries are marked and identified by blue and red paint as well as by roads, trails, and cover type boundaries. Exterior sale boundary lines against private property are marked with blue paint. Exterior sale boundary lines against state are marked with red paint, unpainted boundary segments designated as mapped roads and trails, and cover type boundaries shown on the Timber Sale Map. Interior Payment Unit boundaries are unmarked and designated as the mapped roads shown on the Timber Sale Map. The blue painted boundary line trees are not Included Timber and are to be protected. Merchantable red painted boundary line trees that meet the Included Timber definition may be cut. If the red painted tree is in a multiple-stem clump, cut all stems within the clump.

2 - Timber Specifications

2.1 - Included Timber

2.1.1 - Clearcut Unit(s) with Unmerchantable Trees (6/14)

Within Payment Unit(s) 1-8, cut all trees that are two (2) inches or more at DBH, except for red pine, white pine, and trees marked with green paint.

2.1.11 - Description of Timber Note (2/04)

Note that this stand was impacted by the spring 2025 ice storm. All species were cruised as pulp except for the oak. Misc Species 3 is dead oak.

3 - Payments

3.3 - Pre-measured Sales

3.3.4 - Dividing Payment Units (7/14)

Payment Unit(s) 4 and 5 may be divided at the request of the Purchaser and upon approval of the Unit Manager. Dividing Payment Units is a contract modification which requires a Timber Sale Contract Amendment. There will be only one division per Payment Unit.

3.4 - Damaged Timber

3.4.1 - Damaged Timber (12/24)

General Condition and Requirement 3.4 Damaged Timber, defines liquidated damages for undesignated live merchantable trees which are cut or injured.

No damage is acceptable to undesignated live merchantable trees. Within the Sale Area, if more than 10% of trees (> 4.5" DBH) within a specified area of the sale are damaged, liquidated damages will be assessed for all trees damaged. Rates will be in accordance with General Condition and Requirement 3.4 Damaged Timber, or at a rate of \$100 per sawtimber tree and \$20 per pole sized tree, whichever is greater. Damages will not apply to white pine felled as described in 5.2.4.2 - Dead and Down Creation, Hare and Grouse.

4 - Transportation

4.1 - Construction

4.1.3 - Slash and Earthen Piles (8/04)

Piles or windrows of earth along roads and landings that have been widened or constructed shall be leveled. Slash from road maintenance or construction, including stumps, shall be chipped, utilized or dispersed into the sale.

4.1.6 - Road Construction (4/24)

Construction of new roads or improvements of existing roads shall be done in such a way as to minimize the environmental and visual impacts. Merchantable trees shall be cut and utilized unless otherwise directed. Non-merchantable trees shall be severed and laid flat on the ground. Slash shall be scattered, not left in windrows, and kept a minimum of 10 feet back from the road edge. Stumps shall be set upright, not left on edge, and be moved at least 10 feet away from the road edge. Disturbed soil shall be feathered into the woods and not left in berms or windrows.

4.1.7 - Road Closure (10/11)

All new roads built into the sale must be blocked to vehicle traffic upon completion of the sale. Overgrown roads that are reopened shall be considered new roads. In general, this will require constructing a four (4') foot high berm of stumps and logs covered with earth. Stumps and brush may need to be placed along part of the road behind the berm. Contact the Sale Administrator for specific details of design and placement.

4.1.11 - Permits (2/12)

The Purchaser will secure any necessary permits that may be required.

5 - Operations

5.1 - Notification

5.1.1 - Pre-sale Conference (10/16)

A pre-sale conference on site between the Purchaser and Sale Administrator is required prior to beginning operations on Payment Units 6 or 7 to determine landing and road locations. The Unit Manager or his/her representative must be contacted at least 5 days in advance to schedule the conference.

5.1.3 - Well Heads and Natural Gas Pipelines (11/15)

The Purchaser is responsible for contacting the gas or pipeline company 10 days prior to operating equipment in the vicinity of well heads or natural gas pipelines. Potential contacts include Riverside Energy (231-995-4086) and Lambda Energy Resources (231-499-4149). Wellsite openings cannot be used for harvest operations without permission from the lease holding company.

5.2 - Conduct of Operations

5.2.4 - Dead and Down Creation

5.2.4.2 - Dead and Down Creation, Hare and Grouse (1/25)

To improve habitat for snowshoe hare, grouse, and other species, the Purchaser is to leave two 10-inch diameter or larger log-size pieces on the ground for every four (4) acres. If possible, the logs or trees should be felled so they overlap. Note these pieces should have a minimum length of five (5) feet. They can be an un-merchantable piece of wood or a full tree. In Payment Units 4 and 5, residual white pine that are less than 18 inches at DBH may be felled and left intact to meet this spec where log-sized Included Timber stems are not available. In areas where there is only small-pole material, top bundles can be substituted for log-size pieces.

5.2.16 - Equipment Recommended (11/18)

Payment Units 1 and 6 include areas of steep terrain. Payment Units 2-5 are dotted with kettle holes. A tracked or 8-wheeled harvester and snow-off conditions are recommended for cutting the steep terrain.

5.2.29 - Shrub Protection (1/20)

Reasonable care should be taken to avoid cutting or damaging hawthorn or juneberry. These woody-shrub plants are highly beneficial to various wildlife species.

5.2.38 - No Decking Against Live Trees (2/04)

Cut products may not be decked against unmarked or designated leave trees.

5.2.39 - ORV Trail/Route Protection (4/18)

The Hunt Creek MCCCT is a motorcycle trail and is shown on the Timber Sale Map. Do not cut trees or damage posts with ORV markers. All stumps within five (5) feet of the trail must be cut flush with the ground. Maintain a 20-foot-wide slash, debris, and rut free zone daily using the ORV trail or route as the centerline. Do not run equipment down the ORV trail. Skidding across the trail may only occur in locations approved by the Sale Administrator.

5.2.41 - Snowmobile Trail Protection (9/11)

The LP 4 9 is a snowmobile trail and is shown on the Timber Sale Map. Do not cut or damage posts with orange trail

markers or traffic control signs. If the trail is used for hauling, it must be graded to the satisfaction of the Unit Manager or his/her representative prior to December 1. Maintain a 20-foot-wide slash, debris, and rut free zone daily using the snowmobile trail as the centerline. All stumps within 5 feet of the snowmobile trail edge must be cut at ground level. The snowmobile trail may not be used for any timber sale operations from December 1 to March 31 without written permission from the Unit Manager or his/her representative.

5.4 - Soil Protection

5.4.2 - Skid Trails (2/04)

Skid trails up and down slopes should be avoided. If, however, this is unavoidable, these trails will be left in a non-erodible condition using water bars, logs, and slash. Placing of slash on these skid trails while logging is ongoing may alleviate need for any further action. At the direction of the Sale Administrator, seed, fertilizer, and mulch may also be required.

6 - Safety and Fire Prevention

6.2 - Signing

6.2.1 - Road Posting (10/20)

The Purchaser is responsible for posting and maintaining caution signs on Granholm Road prior to beginning operations. The road must be posted at appropriate distances from the Sale Area to warn of logging activity and truck traffic. Signs must be removed when harvest operations are suspended or completed. The Purchaser will provide these signs.

6.2.2 - Snowmobile Trail Posting (10/20)

The Purchaser is responsible for posting and maintaining caution signs on Trail LP 4_9 prior to beginning operations during the snowmobile season (approximately December 1 to March 31). The trail must be posted at appropriate distances from the Sale Area to warn of logging activity and truck traffic. Signs must be removed when harvest operations are suspended or completed. The Purchaser will provide these signs.

6.2.3 - Recreational Trail Posting (10/20)

The Purchaser is responsible for posting and maintaining caution signs on the Hunt Creek MCCCT Trail prior to beginning operations. The trail must be posted at appropriate distances from the Sale Area to warn of logging activity and truck traffic at both ends of the trail. Signs must be removed when harvest operations are suspended or completed. The Purchaser will provide these signs.

7 - Other Conditions

7.2 - Extensions

7.2.2 - No Extensions (3/09)

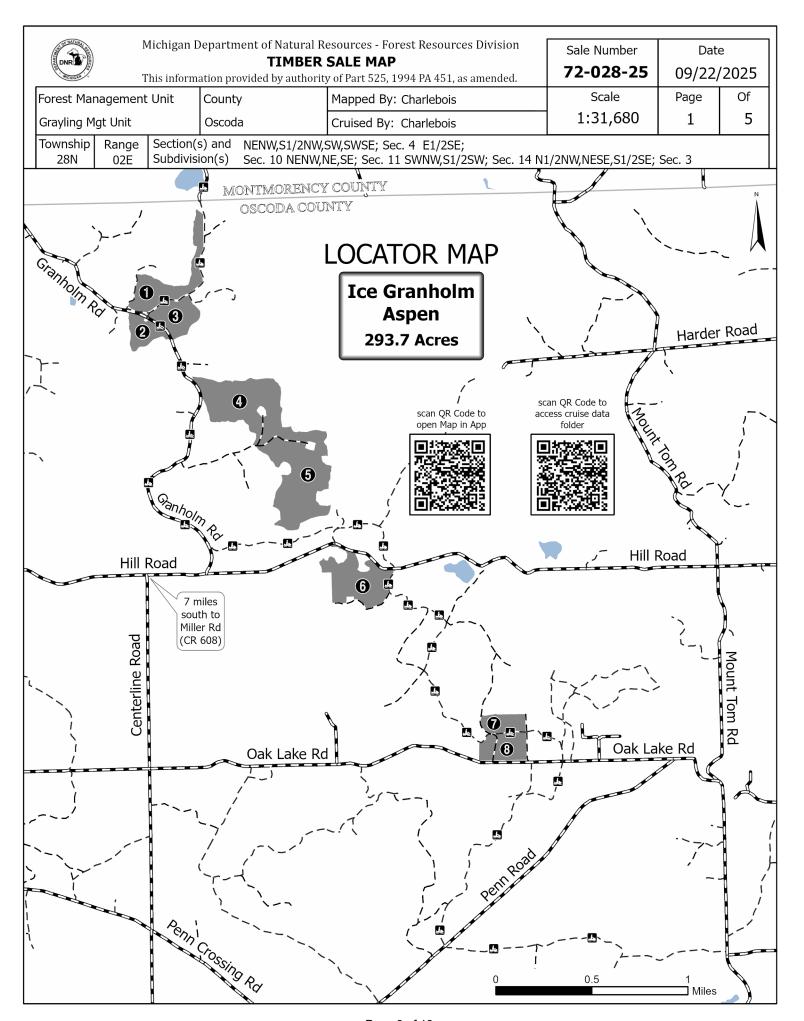
There will be no extensions granted on this contract because it is an ice storm salvage.

7.5 - Loss

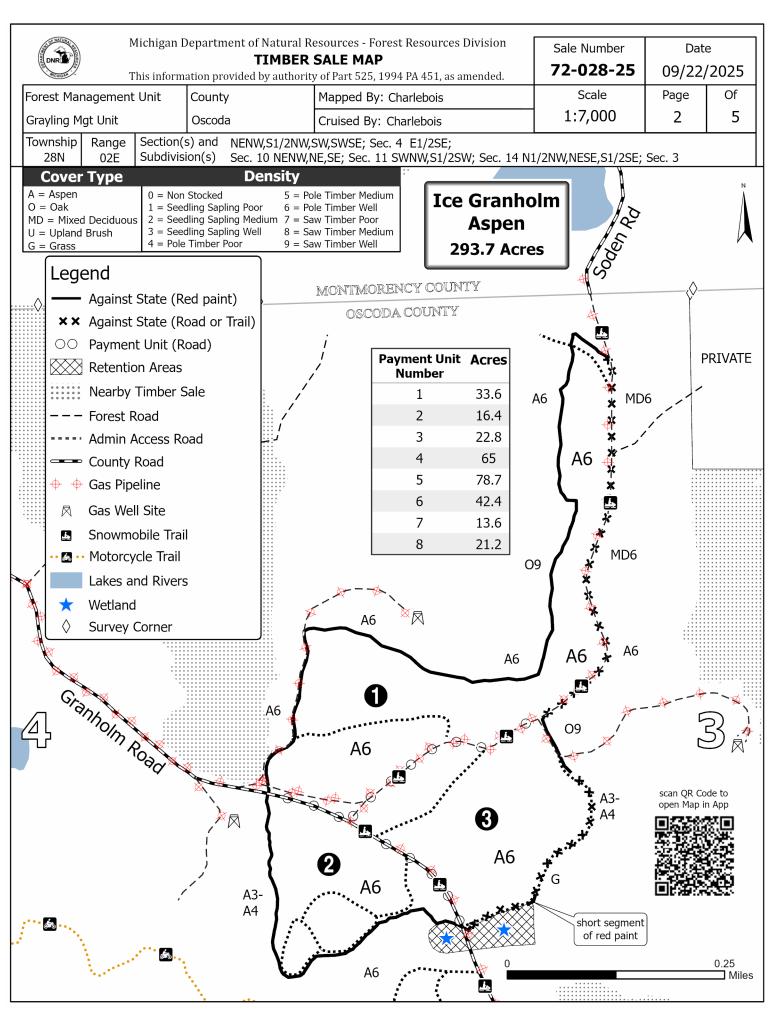
7.5.1 - Deteriorating Timber (7/09)

The Sale Area has received damage from the spring 2025 ice storm. The Purchaser should harvest the wood as soon as possible. The Department of Natural Resources is held free of responsibility of any further damage or deterioration due to delay in harvesting.

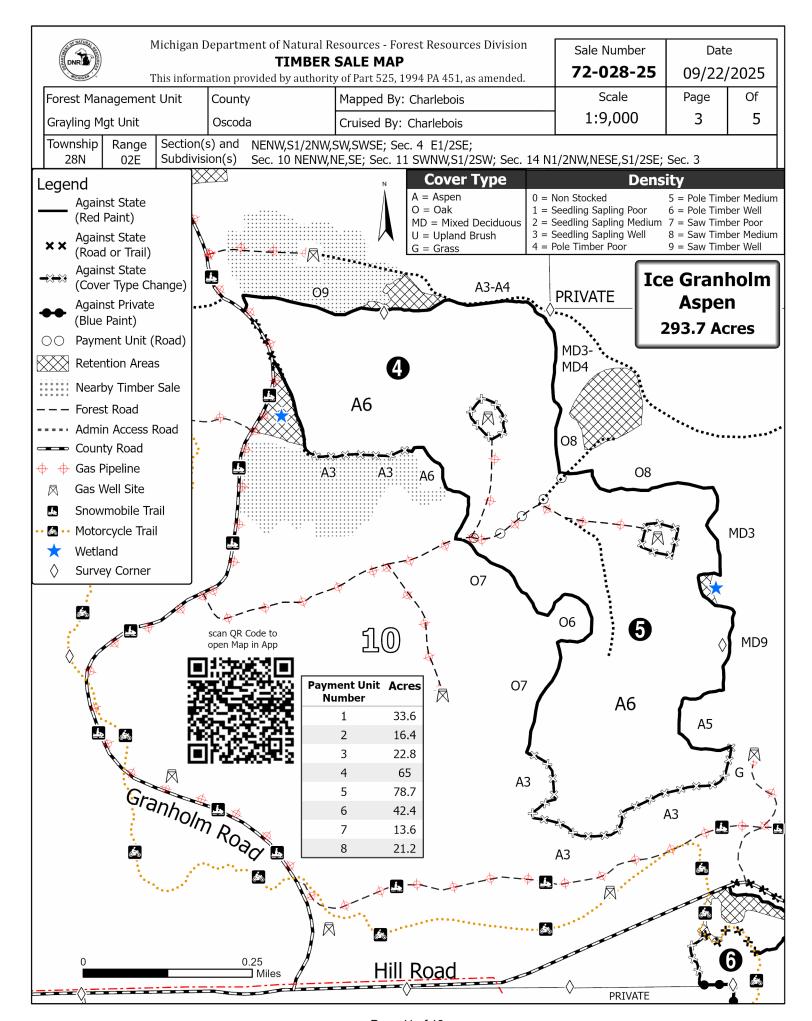
Section Name: Sale Specific Current as of 11/10/2025 9:18:29AM



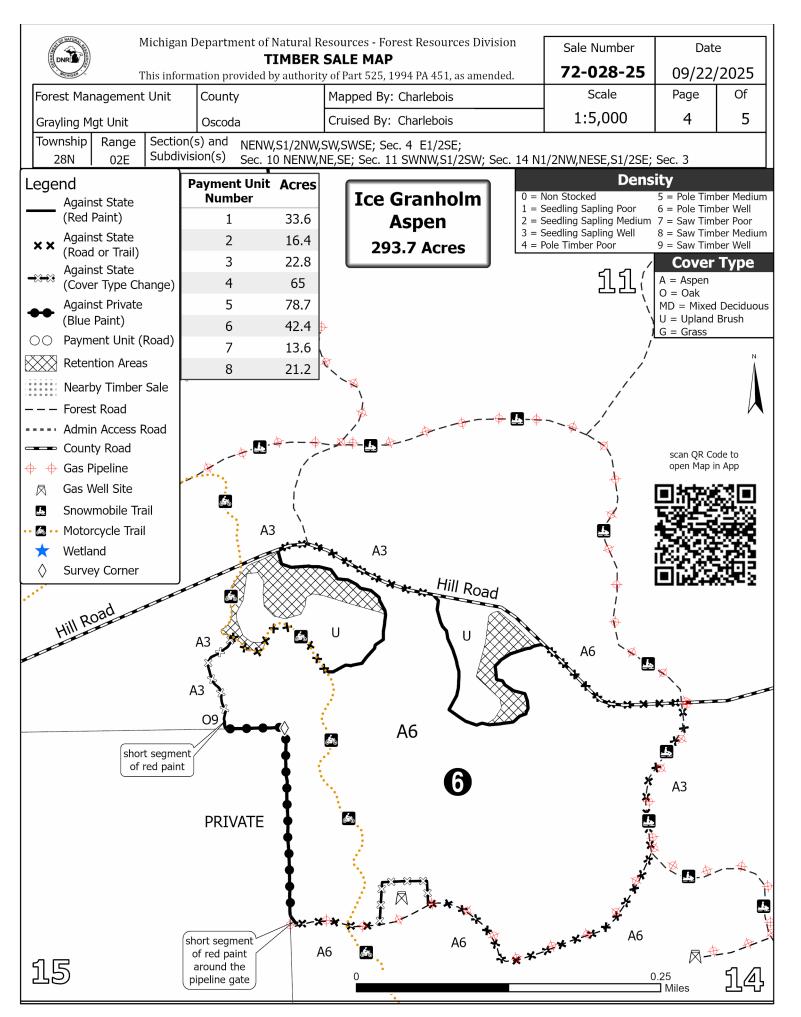
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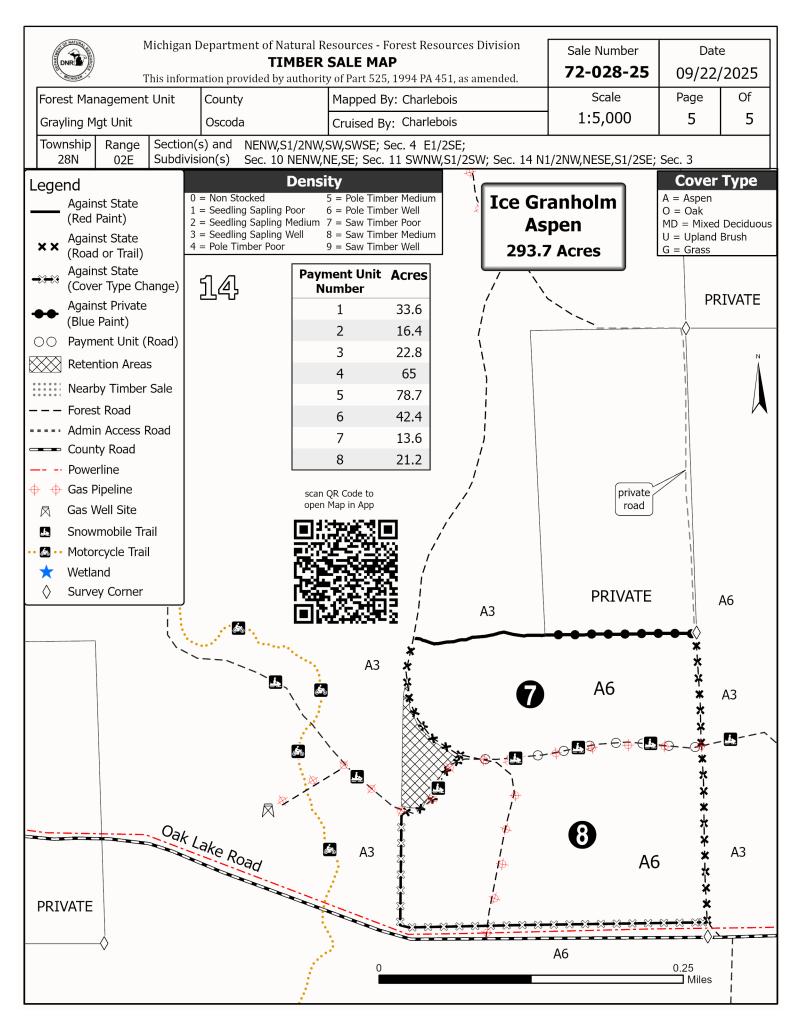


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