

***Timber Inventory
& Appraisal***

**Kiko Auctioneers
219.6082 Forested Acres**

Corning, Ohio

7-28-2026

Prepared By: Jordan Thompson



BUCKEYE FORESTRY
SERVICES LLC

Developed For:

Kiko Auctioneers
2722 Fulton Drive NW
Canton, Ohio 44718-3507

Prepared By:

Jordan Thompson
Buckeye Forestry Services, LLC
1685 Flint Lane
Coshocton, Ohio 43812
Phone # 740-502-5874

Email – bfsjthompson@gmail.com

Property Information:

County: Perry

Township: Monroe

Total Acres: 222.8442

Wooded Acres: 219.60

Introduction

This timber inventory and appraisal is prepared for the property located in Perry County near Corning, Ohio. A timber cruise was completed for this inventory in July of 2026. The property encompasses approximately 222.8442 acres with all 219.60 acres being wooded and containing merchantable sawtimber. All 219.60 acres were included in the timber cruise and inventory. The following information includes a current inventory and appraisal that can be used for establishing a “Timber Cost Basis”.

Materials and Methods

The point sampling method was chosen to inventory this property. This cruise aided in determining timber quality, species composition, volume, and value. A cruise grid was laid out using Geographical Information System (GIS) and Global Positioning System (GPS), and it was utilized in the field to aid in the location of inventory points and property lines. There were 108 sample points for this 219.60 acre cruise. A 10 basal area factor (BAF) prism was used. Trees were measured at diameter breast height (DBH) to the nearest inch within a two-inch size class using a Biltmore stick. DBH is a measurement made at 4 and half feet off the soil level on the uphill side of tree. Trees measuring twelve inches DBH and greater were tallied for sawtimber using the Doyle log rule. Sawtimber volume is measured in board feet, with one board foot representing a board one foot square and one inch thick. Trees were measured with the Biltmore stick in 16 foot log and 8 foot half log increments to an 8 inch top for merchantable height.

The stumpage data was generated through The Ohio State University Extension Ohio Timber Market Report. Price data was gathered by Ohio State University Extension throughout Ohio and compiled for average stumpage costs by State and region. Stumpage prices are from the January 31st, 2026 report using the state average prices which reflects the stumpage prices for Southeast Ohio.

Results & Valuation:

The total volume is estimated at 2,201,397 board feet of sawtimber. The total stumpage value is estimated at \$1,455,083.00. This value represents the best estimate given market demand, however not a guarantee of value. Additionally, this timber inventory and appraisal is an estimate of current growing stock at present time. Timber value and merchantability fluctuate over time due to market changes as well as natural occurrences.

Appendix:

Cruise Report(s) Tract 1 Stands A&B, Tract 2 Stand A, Tract 3 Stands A&B, and Tract 4 Stand A

The Ohio State University Extension – Ohio Timber Market Report, January 31st 2026

Stand and Plot Map Tract 1, 2, 3, & 4

Glossary

Glossary

Basal Area (BA)

Cross sectional area of tree at 4 ½ foot from the ground, used to represent tree density on a per acre basis.

Biltmore stick

Ruler like measuring stick used to measure tree diameter at DBH in two-inch classes and tree height in 16 foot log and 8 foot half log increments.

Board Foot (BF)

Unit of volume measured in a tree or log that is used when measuring sawlogs. One board foot is 1 foot by 1 foot by 1 inch.

Diameter at Breast Height (DBH)

Diameter of a tree measured at 4 ½ from the ground.

Doyle Log Rule

Widely used method for estimating board foot volume of standing timber that considers tree taper and saw (kerf) width.

MBF

One thousand board feet.

Merchantable Height

Height of salable portion of tree.

Point Sampling

A type of forest sampling in which a systematic grid of points is laid out and used to sample trees that are selected by a probability that is proportional to tree size.

Prism

A wedge piece of glass used to sample trees during a cruise to estimate trees to be measured by their diameter and distance from plot center.

Pulpwood

A smaller class size of trees that are usually chipped and made into paper products.

Sawtimber

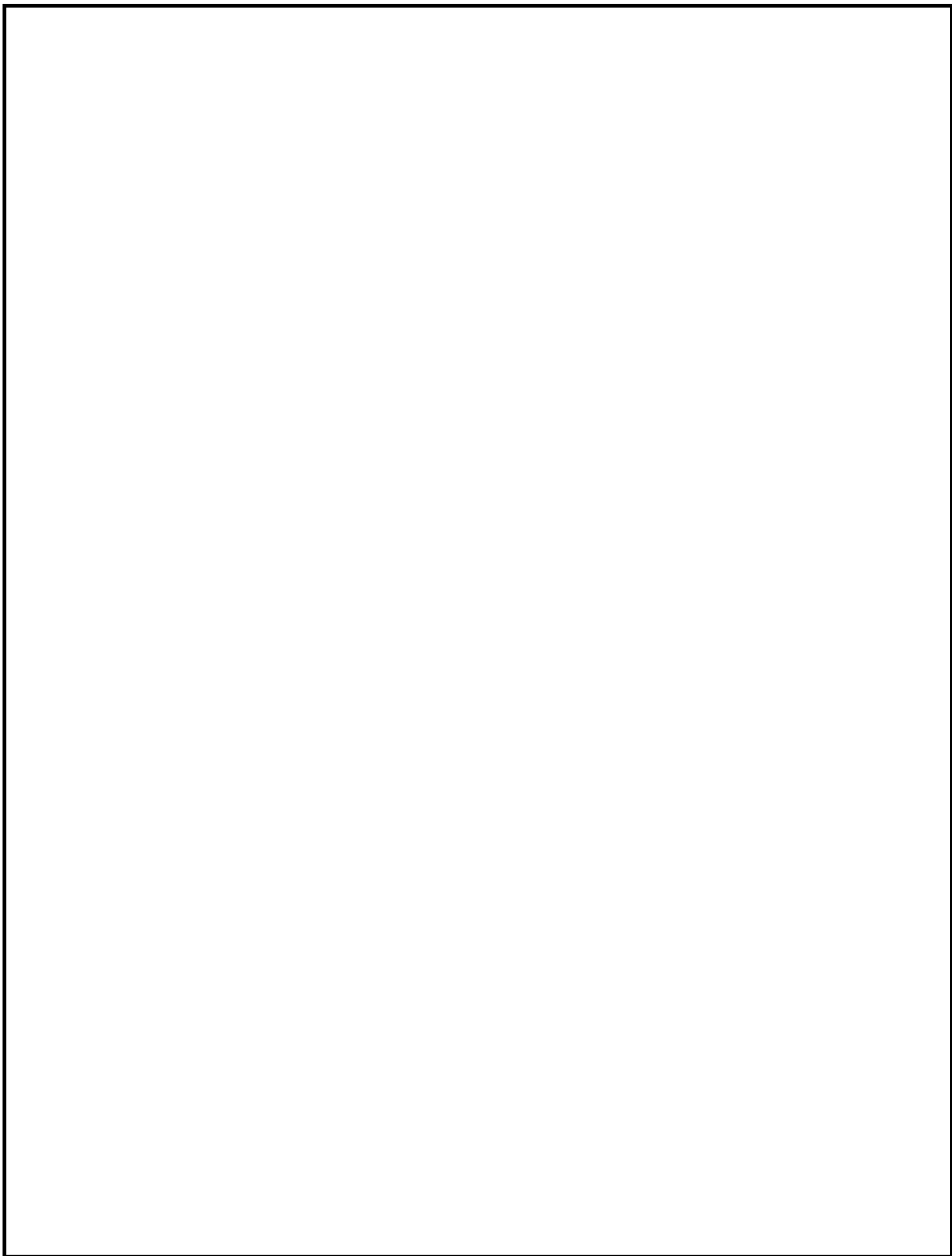
Wood suitable to sawn into lumber or other finished wood products

Stocking

Density of trees in a forest stand. Stands are often classified as overstocked, understocked, or well-stocked. The level of stocking will influence the overall growth rate of the stand.

Stumpage

Prices paid for standing timber by species or overall tract of timber.



7/28/2026

Invoice No. 26066

To
Kiko Auctioneers
2722 Fulton Drive NW
Canton, OH 44718-3507

Quantity	Description	Unit Price	Total
108	10 BAF Inventory Points and Data Calculation	\$35.00	\$3,780.00
Total Due			\$3,780.00

Please make checks payable to: Buckeye Forestry Services LLC

Thank you for your business!

Buckeye Forestry Services LLC

Tel (740) 502-5874

1685 Flint Lane
Coshocton OH 43812

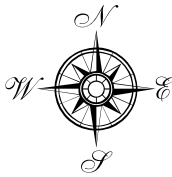
bfsjthompson@gmail.com



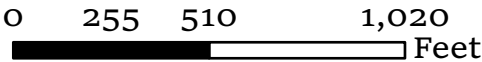
Kiko Auction Tract 1 Plot and Stand Map



BUCKEYE FORESTRY
SERVICES LLC



Scale: 1:6,000



Cartography by Jordan Thompson
Property lines are geographic representation
and NOT survey accurate.

Legend

- Tract 1 Property Boundary
- Tract 1 Grid

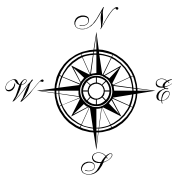
Stands

- Stand A 78.15 Acres
- Stand B 12.16 Acres

Kiko Auction Tract 2 Plot and Stand Map



BUCKEYE FORESTRY
SERVICES LLC



Scale: 1:6,000

0 255 510 1,020 Feet

Cartography by Jordan Thompson
Property lines are geographic representation
and NOT survey accurate.

Legend

-  Tract 2 Property Boundary
-  Tract 2 Grid

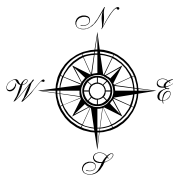
Stands

-  Stand A 84.4982 Acres

Kiko Auction Tract 3 Plot and Stand Map



BUCKEYE FORESTRY
SERVICES LLC



Scale: 1:5,000

0 210 420 840 Feet

Cartography by Jordan Thompson
Property lines are geographic representation
and NOT survey accurate.

Legend

- Tract 3 Property Boundary
- Tract 3 Grid

Stands

- Stand A 34.57 Acres
- Stand B 4.75 Acres

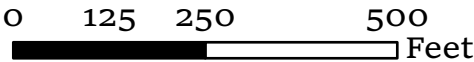
Kiko Auction Tract 4 Plot and Stand Map



BUCKEYE FORESTRY
SERVICES LLC



Scale: 1:3,000



Cartography by Jordan Thompson
Property lines are geographic representation
and NOT survey accurate.

Legend

 Tract 4 Property Boundary

 Tract 4 Grid

Stands

 Stand A 5.48 Acres

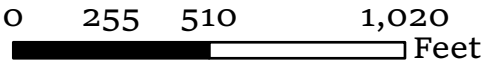
Kiko Auction Tract 1 Plot and Stand Map



BUCKEYE FORESTRY
SERVICES LLC



Scale: 1:6,000



Cartography by Jordan Thompson
Property lines are geographic representation
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Legend

- Tract 1 Property Boundary
- Tract 1 Grid

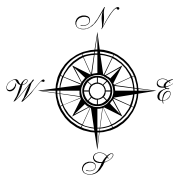
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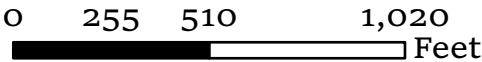
Kiko Auction Tract 2 Plot and Stand Map



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Legend

- Tract 2 Property Boundary
- Tract 2 Grid

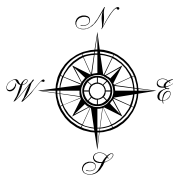
Stands

- Stand A 84.4982 Acres

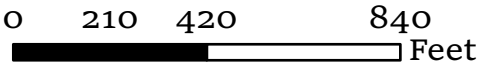
Kiko Auction Tract 3 Plot and Stand Map



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SERVICES LLC



Scale: 1:5,000



Cartography by Jordan Thompson
Property lines are geographic representation
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Legend

- Tract 3 Property Boundary
- Tract 3 Grid

Stands

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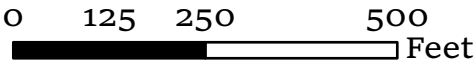
Kiko Auction Tract 4 Plot and Stand Map



BUCKEYE FORESTRY
SERVICES LLC



Scale: 1:3,000



Cartography by Jordan Thompson
Property lines are geographic representation
and NOT survey accurate.

Legend

Tract 4 Property Boundary

Tract 4 Grid

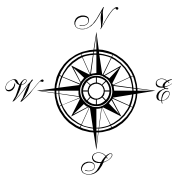
Stands

Stand A 5.48 Acres

Kiko Auction Track 1 Plot and Stand Map



BUCKEYE FORESTRY
SERVICES LLC



Scale: 1:6,080

0 255 510 1,020 Feet

Cartography by Jordan Thompson
Property lines are geographic representation
and NOT survey accurate.

Legend

- Track 1 Property Boundary
- Track 1 Grid

Stands

- Stand A 78.15 Acres
- Stand B 12.16 Acres

Cruise Summary | Sawtimber

Township Highway 289 | Kiko Auction Track 1 Perry County Corning Ohio Stand A | 7/28/2026 | C1079 | Point Sample

Species	Trees	Total BFV	Avg. BF/Tree	BFV/Acre	% of BFV	Avg. DBH	Avg. MHT	BA/Acre
BAS	11	2,750	250	35	0.3	20	2.5	0.3
BE	316	69,758	221	893	7.4	20.1	1.4	9.7
BO	118	33,448	283	428	3.5	21.4	1.8	3.8
BUC	50	14,712	294	188	1.6	22.2	1.8	1.8
CH	40	9,309	233	119	1	20.2	1.8	1.2
CO	758	180,511	238	2,310	19	19.7	1.8	21.8
HIC	354	32,544	92	416	3.4	14.8	1.4	5.6
HM	209	28,040	134	359	3	16.2	1.6	4.1
NRO	279	155,988	559	1,996	16.5	25.4	2.3	13.5
POP	74	39,313	531	503	4.1	24.5	2.7	3.2
SM	94	11,941	127	153	1.3	15.6	1.4	1.8
SO	159	26,972	170	345	2.8	17.2	1.6	3.5
WO	1,129	321,199	284	4,110	33.9	20.6	2	35
WP	52	21,562	415	276	2.3	22	3	1.8
TOTAL	3,643	948,047	260	12,132	100	19.8	1.8	107

Stock Table | Sawtimber

Township Highway 289 | Kiko Auction Track 1 Perry County Corning Ohio Stand A | 7/28/2026 | C1079 | Point Sample

DBH Class (inches)

Species	12	14	16	18	20	22	24	26	28	30	32	34
BAS	-	-	-	-	2,750	-	-	-	-	-	-	-
BE	849	1,032	5,464	3,903	8,060	8,690	8,575	7,375	5,827	3,081	2,502	6,518
BO	-	-	-	3,018	8,534	8,133	3,168	2,861	2,962	-	-	-
BUC	-	-	-	1,717	2,371	2,569	-	5,722	2,333	-	-	-
CH	-	-	-	3,434	-	-	5,875	-	-	-	-	-
CO	849	3,397	15,108	20,082	18,140	37,032	27,224	27,535	11,751	7,286	6,296	5,811
HIC	3,396	5,461	6,188	6,399	-	7,932	3,168	-	-	-	-	-
HM	2,547	-	3,094	5,567	9,535	-	2,707	2,257	2,333	-	-	-
NRO	-	1,333	1,547	-	12,234	5,990	11,648	22,916	26,616	4,205	3,194	17,448
POP	-	-	-	2,133	-	2,995	9,965	7,219	4,032	7,689	5,280	-
SM	1,698	-	-	1,717	-	5,564	-	-	2,962	-	-	-
SO	849	2,666	-	7,284	-	5,990	2,707	-	-	3,081	4,395	-
WO	-	4,730	14,746	33,606	59,842	41,238	46,598	28,034	26,803	21,858	10,182	15,519
WP	-	-	-	2,133	-	10,239	-	9,190	-	-	-	-
TOTAL	10,188	18,619	46,147	90,993	121,466	136,372	121,635	113,109	85,619	47,200	31,849	45,296

Stock Table | Sawtimber

Township Highway 289 | Kiko Auction Track 1 Perry County Corning Ohio Stand A | 7/28/2026 | C1079 | Point Sample

DBH Class (inches)

Species	36	38	40	42	Total
BAS	-	-	-	-	2,750
BE	7,882	-	-	-	69,758
BO	-	4,772	-	-	33,448
BUC	-	-	-	-	14,712
CH	-	-	-	-	9,309
CO	-	-	-	-	180,511
HIC	-	-	-	-	32,544
HM	-	-	-	-	28,040
NRO	12,042	13,636	16,098	7,081	155,988
POP	-	-	-	-	39,313
SM	-	-	-	-	11,941
SO	-	-	-	-	26,972
WO	12,039	6,004	-	-	321,199
WP	-	-	-	-	21,562
TOTAL	31,963	24,412	16,098	7,081	948,047

Value Summary

Township Highway 289 | Kiko Auction Track 1 Perry County Corning Ohio Stand A | 7/28/2026 | C1079 | Point Sample

Species	Total \$	Total BFV	\$/MBF	ST Value	Total Tons	\$/Ton	Pulp Value	Topwood Tons	Topwood Value
BAS	\$674	2,750	245	\$674	0	25	-	0	-
BE	\$11,371	69,758	163	\$11,371	0	25	-	0	-
BO	\$15,286	33,448	457	\$15,286	0	25	-	0	-
BUC	\$2,398	14,712	163	\$2,398	0	25	-	0	-
CH	\$3,323	9,309	357	\$3,323	0	25	-	0	-
CO	\$198,562	180,511	1100	\$198,562	0	25	-	0	-
HIC	\$7,322	32,544	225	\$7,322	0	25	-	0	-
HM	\$14,160	28,040	505	\$14,160	0	25	-	0	-
NRO	\$71,287	155,988	457	\$71,287	0	25	-	0	-
POP	\$13,720	39,313	349	\$13,720	0	25	-	0	-
SM	\$4,717	11,941	395	\$4,717	0	25	-	0	-
SO	\$12,326	26,972	457	\$12,326	0	25	-	0	-
WO	\$353,319	321,199	1100	\$353,319	0	25	-	0	-
WP	\$4,312	21,562	200	\$4,312	0	25	-	0	-
TOTAL	\$712,777	948,047	752	\$712,777	0	0	-	0	-

Species Codes

Code	Common Name	Scientific Name	Form Class
BAS	American basswood	Tilia americana	78
BE	American beech	Fagus grandifolia	78
BO	black oak	Quercus velutina	78
BUC	yellow buckeye	Aesculus octandra	78
CH	black cherry	Prunus serotina	78
CO	chestnut oak	Quercus prinus	78
HIC	hickory	Carya spp.	78
HM	sugar maple	Acer saccharum	78
NRO	northern red oak	Quercus rubra	78
POP	yellow-poplar	Liriodendron tulipifera	78
SM	red maple	Acer rubrum	78
SO	scarlet oak	Quercus coccinea	78
WO	white oak	Quercus alba	78
WP	eastern white pine	Pinus strobus	78

Cruise Statistics

Township Highway 289 | Kiko Auction Track 1 Perry County Corning Ohio | 7/28/2026 | C1079 | Point Sample

Sawtimber Statistics (based on 34 sample points)

Coefficient of Variation (CV)%: 36

Confidence Level	% of Mean	(BFV/Acre)				(Total BFV)			
		+/-	Lower CL	Mean	Upper CL	+/-	Lower CL	Total	Upper CL
99%	16.1	1,953	10,179	12,132	14,085	152,627	795,489	948,116	1,100,743
95%	12.2	1,486	10,646	12,132	13,618	116,131	831,985	948,116	1,064,247
90%	10.3	1,247	10,885	12,132	13,379	97,453	850,663	948,116	1,045,569
80%	8	972	11,160	12,132	13,104	75,962	872,154	948,116	1,024,078
70%	6.5	785	11,347	12,132	12,917	61,348	886,768	948,116	1,009,464
68%	6.2	758	11,374	12,132	12,890	59,238	888,878	948,116	1,007,354

Cruise Summary | Sawtimber

Township Highway 289 | Kiko Auction Track 1 Perry County Corning Ohio Stand B | 7/28/2026 | C1079 | Point Sample

Species	Trees	Total BFV	Avg. BF/Tree	BFV/Acre	% of BFV	Avg. DBH	Avg. MHT	BA/Acre
BE	6	3,556	593	292	4.7	26	2.5	2
BG	3	1,778	593	146	2.4	26	2.5	1
BO	7	1,899	271	156	2.5	18	5	1
CH	4	1,920	480	158	2.5	24	3	1
CO	76	13,950	184	1,147	18.5	18.7	1.5	13
HIC	152	11,826	78	973	15.7	14.3	1.3	15
HM	23	3,193	139	263	4.2	16.8	1.8	3
NRO	30	14,209	474	1,168	18.8	22.8	2	8
POP	6	4,301	717	354	5.7	27.3	2.8	2
SM	13	2,251	173	185	3	18.5	1.7	2
WO	41	16,558	404	1,362	21.9	25.3	1.9	12
TOTAL	361	75,441	209	6,204	100	18.2	1.7	60

Stock Table | Sawtimber

Township Highway 289 | Kiko Auction Track 1 Perry County Corning Ohio Stand B | 7/28/2026 | C1079 | Point Sample

DBH Class (inches)

Species	12	14	16	18	20	22	24	26	28	30	32	34
BE	-	-	-	-	-	-	-	3,556	-	-	-	-
BG	-	-	-	-	-	-	-	1,778	-	-	-	-
BO	-	-	-	1,899	-	-	-	-	-	-	-	-
CH	-	-	-	-	-	-	1,920	-	-	-	-	-
CO	449	-	2,457	908	1,254	1,359	-	3,905	1,234	-	-	976
HIC	2,245	2,115	1,446	1,817	1,455	-	-	1,514	1,234	-	-	-
HM	-	705	-	1,129	-	1,359	-	-	-	-	-	-
NRO	-	546	-	-	-	1,585	-	1,778	3,981	-	4,015	-
POP	-	-	-	-	-	-	1,676	-	-	-	-	2,625
SM	-	-	819	-	-	-	1,432	-	-	-	-	-
WO	-	-	-	-	1,254	1,585	6,808	-	-	2,911	2,650	1,350
TOTAL	2,694	3,366	4,722	5,753	3,963	5,888	11,836	12,531	6,449	2,911	6,665	4,951

Stock Table | Sawtimber

Township Highway 289 | Kiko Auction Track 1 Perry County Corning Ohio Stand B | 7/28/2026 | C1079 | Point Sample

DBH Class (inches)

Species	36	38	40	42	44	46	Total
BE	-	-	-	-	-	-	3,556
BG	-	-	-	-	-	-	1,778
BO	-	-	-	-	-	-	1,899
CH	-	-	-	-	-	-	1,920
CO	-	1,408	-	-	-	-	13,950
HIC	-	-	-	-	-	-	11,826
HM	-	-	-	-	-	-	3,193
NRO	-	-	-	-	-	2,304	14,209
POP	-	-	-	-	-	-	4,301
SM	-	-	-	-	-	-	2,251
WO	-	-	-	-	-	-	16,558
TOTAL	00	1,408	00	00	00	2,304	75,441

Value Summary

Township Highway 289 | Kiko Auction Track 1 Perry County Corning Ohio Stand B | 7/28/2026 | C1079 | Point Sample

Species	Total \$	Total BFV	\$/MBF	ST Value	Total Tons	\$/Ton	Pulp Value	Topwood Tons	Topwood Value
BE	\$580	3,556	163	\$580	0	25	-	0	-
BG	\$290	1,778	163	\$290	0	25	-	0	-
BO	\$868	1,899	457	\$868	0	25	-	0	-
CH	\$685	1,920	357	\$685	0	25	-	0	-
CO	\$15,345	13,950	1100	\$15,345	0	25	-	0	-
HIC	\$2,661	11,826	225	\$2,661	0	25	-	0	-
HM	\$1,612	3,193	505	\$1,612	0	25	-	0	-
NRO	\$6,494	14,209	457	\$6,494	0	25	-	0	-
POP	\$1,501	4,301	349	\$1,501	0	25	-	0	-
SM	\$889	2,251	395	\$889	0	25	-	0	-
WO	\$18,214	16,558	1100	\$18,214	0	25	-	0	-
TOTAL	\$49,139	75,441	651	\$49,139	0	0	-	0	-

Species Codes

Code	Common Name	Scientific Name	Form Class
BE	American beech	Fagus grandifolia	78
BG	blackgum	Nyssa sylvatica	78
BO	black oak	Quercus velutina	78
CH	black cherry	Prunus serotina	78
CO	chestnut oak	Quercus prinus	78
HIC	hickory	Carya spp.	78
HM	sugar maple	Acer saccharum	78
NRO	northern red oak	Quercus rubra	78
POP	yellow-poplar	Liriodendron tulipifera	78
SM	red maple	Acer rubrum	78
WO	white oak	Quercus alba	78

Cruise Statistics

Township Highway 289 | Kiko Auction Track 1 Perry County Corning Ohio | 7/28/2026 | C1079 | Point Sample

Sawtimber Statistics (based on 10 sample points)

Coefficient of Variation (CV%): 20

Confidence Level	% of Mean	(BFV/Acre)				(Total BFV)			
		+/-	Lower CL	Mean	Upper CL	+/-	Lower CL	Total	Upper CL
99%	16.3	1,012	5,192	6,204	7,216	12,306	63,135	75,441	87,747
95%	12.4	770	5,434	6,204	6,974	9,363	66,078	75,441	84,804
90%	10.4	647	5,557	6,204	6,851	7,868	67,573	75,441	83,309
80%	8.1	504	5,700	6,204	6,708	6,129	69,312	75,441	81,570
70%	6.6	407	5,797	6,204	6,611	4,949	70,492	75,441	80,390
68%	6.3	393	5,811	6,204	6,597	4,779	70,662	75,441	80,220

Cruise Summary | Sawtimber

Township Highway 289 | Kiko Auction Tract 2 Perry County Corning Ohio | 7/28/2026 | C1080 | Point Sample

Species	Trees	Total BFV	Avg. BF/Tree	BFV/Acre	% of BFV	Avg. DBH	Avg. MHT	BA/Acre
BAS	101	18,790	186	222	2	18	1.4	2.3
BE	466	82,942	178	982	9	17.8	1.3	10.8
BL	28	2,343	84	28	0.3	16.9	1	0.5
BO	135	79,832	591	945	8.7	27.8	1.9	7.4
BUC	112	26,205	234	310	2.9	18.6	1.5	2.8
CH	145	27,713	191	328	3	18.4	1.9	3.3
CO	40	8,007	200	95	0.9	19.8	1.7	1
COT	6	3,637	606	43	0.4	26	3	0.3
HIC	179	28,745	161	340	3.1	17.6	1.5	3.8
HM	267	30,629	115	362	3.3	15.8	1.3	4.6
MSC	16	776	48	9	0.1	16	0.5	0.3
NRO	247	134,387	544	1,590	14.6	25.2	1.9	11.3
POP	392	98,297	251	1,163	10.7	18.8	1.8	9.7
SM	288	36,550	127	433	4	16.9	1.2	5.6
SO	51	23,333	458	276	2.5	24.2	2.1	2.1
SYC	69	36,321	526	430	4	24.3	2.4	2.8
WO	1,192	279,860	235	3,312	30.5	19.5	1.6	31.5
TOTAL	3,734	918,367	246	10,869	100	19.4	1.6	100

Stock Table | Sawtimber

Township Highway 289 | Kiko Auction Tract 2 Perry County Corning Ohio | 7/28/2026 | C1080 | Point Sample

DBH Class (inches)

Species	12	14	16	18	20	22	24	26	28	30	32	34
BAS	800	-	1,117	4,855	-	-	2,021	-	7,093	2,904	-	-
BE	4,800	1,216	4,810	5,640	1,788	15,447	9,146	5,823	5,492	5,186	11,308	7,312
BL	-	-	1,117	1,226	-	-	-	-	-	-	-	-
BO	-	-	-	1,226	-	7,665	8,090	7,427	13,178	5,186	3,010	13,199
BUC	800	973	-	3,237	1,341	2,421	-	3,167	-	14,266	-	-
CH	800	973	-	3,384	5,363	14,641	2,552	-	-	-	-	-
CO	-	-	-	1,618	4,468	1,921	-	-	-	-	-	-
COT	-	-	-	-	-	-	-	3,637	-	-	-	-
HIC	1,600	-	1,459	7,258	2,234	6,598	-	6,804	2,792	-	-	-
HM	4,000	-	3,693	-	3,576	6,263	13,097	-	-	-	-	-
MSC	-	-	776	-	-	-	-	-	-	-	-	-
NRO	800	-	-	2,844	7,151	7,066	-	17,492	15,463	2,904	24,952	10,972
POP	2,041	2,230	2,917	6,866	18,144	6,263	15,801	12,198	15,200	7,398	4,562	4,677
SM	2,400	1,946	1,117	4,990	9,832	9,521	-	3,167	-	-	3,577	-
SO	-	-	-	1,618	-	1,428	5,538	3,637	-	6,868	-	4,244
SYC	-	-	-	3,629	-	3,217	-	6,334	11,400	3,434	4,143	-
WO	5,241	7,095	8,845	14,956	33,962	41,666	65,148	22,416	22,837	18,229	26,829	5,477
TOTAL	23,282	14,433	25,851	63,347	87,859	124,117	121,393	92,102	93,455	66,375	78,381	45,881

Stock Table | Sawtimber

Township Highway 289 | Kiko Auction Tract 2 Perry County Corning Ohio | 7/28/2026 | C1080 | Point Sample

DBH Class (inches)

Species	36	38	40	42	44	46	48	50	52	54	Total
BAS	-	-	-	-	-	-	-	-	-	-	18,790
BE	3,172	1,802	-	-	-	-	-	-	-	-	82,942
BL	-	-	-	-	-	-	-	-	-	-	2,343
BO	2,477	-	7,260	3,608	-	1,167	-	-	6,339	-	79,832
BUC	-	-	-	-	-	-	-	-	-	-	26,205
CH	-	-	-	-	-	-	-	-	-	-	27,713
CO	-	-	-	-	-	-	-	-	-	-	8,007
COT	-	-	-	-	-	-	-	-	-	-	3,637
HIC	-	-	-	-	-	-	-	-	-	-	28,745
HM	-	-	-	-	-	-	-	-	-	-	30,629
MSC	-	-	-	-	-	-	-	-	-	-	776
NRO	10,041	12,212	7,260	-	2,667	3,420	4,829	-	-	4,314	134,387
POP	-	-	-	-	-	-	-	-	-	-	98,297
SM	-	-	-	-	-	-	-	-	-	-	36,550
SO	-	-	-	-	-	-	-	-	-	-	23,333
SYC	-	-	-	-	-	-	4,164	-	-	-	36,321
WO	-	3,857	3,302	-	-	-	-	-	-	-	279,860
TOTAL	15,690	17,871	17,822	3,608	2,667	4,587	8,993	00	6,339	4,314	918,367

Value Summary

Township Highway 289 | Kiko Auction Tract 2 Perry County Corning Ohio | 7/28/2026 | C1080 | Point Sample

Species	Total \$	Total BFV	\$/MBF	ST Value	Total Tons	\$/Ton	Pulp Value	Topwood Tons	Topwood Value
BAS	\$3,063	18,790	163	\$3,063	0	25	-	0	-
BE	\$13,520	82,942	163	\$13,520	0	25	-	0	-
BL	\$382	2,343	163	\$382	0	25	-	0	-
BO	\$36,483	79,832	457	\$36,483	0	25	-	0	-
BUC	\$4,271	26,205	163	\$4,271	0	25	-	0	-
CH	\$9,894	27,713	357	\$9,894	0	25	-	0	-
CO	\$8,808	8,007	1100	\$8,808	0	25	-	0	-
COT	\$593	3,637	163	\$593	0	25	-	0	-
HIC	\$6,468	28,745	225	\$6,468	0	25	-	0	-
HM	\$15,468	30,629	505	\$15,468	0	25	-	0	-
MSC	\$126	776	163	\$126	0	25	-	0	-
NRO	\$61,415	134,387	457	\$61,415	0	25	-	0	-
POP	\$34,306	98,297	349	\$34,306	0	25	-	0	-
SM	\$14,437	36,550	395	\$14,437	0	25	-	0	-
SO	\$10,663	23,333	457	\$10,663	0	25	-	0	-
SYC	\$5,920	36,321	163	\$5,920	0	25	-	0	-
WO	\$307,846	279,860	1100	\$307,846	0	25	-	0	-
TOTAL	\$533,663	918,367	581	\$533,663	0	0	-	0	-

Species Codes

Code	Common Name	Scientific Name	Form Class
BAS	American basswood	Tilia americana	78
BE	American beech	Fagus grandifolia	78
BL	black locust	Robinia pseudoacacia	78
BO	black oak	Quercus velutina	78
BUC	yellow buckeye	Aesculus octandra	78
CH	black cherry	Prunus serotina	78
CO	chestnut oak	Quercus prinus	78
COT	eastern cottonwood	Populus deltoides	78
HIC	hickory	Carya spp.	78
HM	sugar maple	Acer saccharum	78
MSC	hardwoods		78
NRO	northern red oak	Quercus rubra	78
POP	yellow-poplar	Liriodendron tulipifera	78
SM	red maple	Acer rubrum	78
SO	scarlet oak	Quercus coccinea	78
SYC	sycamore	Platanus occidentalis	78
WO	white oak	Quercus alba	78

Cruise Statistics

Township Highway 289 | Kiko Auction Tract 2 Perry County Corning Ohio | 7/28/2026 | C1080 | Point Sample

Sawtimber Statistics (based on 39 sample points)

Coefficient of Variation (CV)%: 31

Confidence Level	% of Mean	(BFV/Acre)				(Total BFV)			
		+/-	Lower CL	Mean	Upper CL	+/-	Lower CL	Total	Upper CL
99%	12.8	1,387	9,481	10,869	12,256	117,199	801,168	918,367	1,035,566
95%	9.7	1,056	9,813	10,869	11,924	89,230	829,137	918,367	1,007,597
90%	8.2	886	9,983	10,869	11,755	74,865	843,502	918,367	993,232
80%	6.4	690	10,178	10,869	11,559	58,304	860,063	918,367	976,671
70%	5.1	558	10,311	10,869	11,427	47,150	871,217	918,367	965,517
68%	5	539	10,330	10,869	11,407	45,545	872,822	918,367	963,912

Cruise Summary | Sawtimber

Township Highway 291 | Kiko Auction Tract 3 Perry County Corning Ohio Stand A | 7/28/2026 | C1081 | Point Sample

Species	Trees	Total BFV	Avg. BF/Tree	BFV/Acre	% of BFV	Avg. DBH	Avg. MHT	BA/Acre
BAS	3	3,432	1144	99	1.3	34	2.5	0.6
BE	112	14,483	129	419	5.7	17.4	1.1	5.9
BO	121	32,045	265	927	12.5	21	1.8	8.8
BUC	83	8,956	108	259	3.5	16.3	1.4	3.5
CH	74	10,334	140	299	4	17	1.4	3.5
HIC	62	9,563	154	277	3.7	16.7	1.7	2.9
HM	52	1,165	22	34	0.5	12	0.8	1.2
NRO	82	40,954	499	1,185	16	25.1	2.3	8.2
POP	166	49,500	298	1,432	19.4	19.8	1.9	11.2
SM	149	10,097	68	292	3.9	15	1.1	5.3
WO	393	75,234	191	2,176	29.4	19.2	1.6	23.5
TOTAL	1,297	255,763	197	7,398	100	18.5	1.6	75

Stock Table | Sawtimber

Township Highway 291 | Kiko Auction Tract 3 Perry County Corning Ohio Stand A | 7/28/2026 | C1081 | Point Sample

DBH Class (inches)

Species	12	14	16	18	20	22	24	26	28	30	32	34
BAS	-	-	-	-	-	-	-	-	-	-	-	3,432
BE	751	913	1,049	3,038	1,258	1,340	1,398	-	-	-	-	-
BO	-	1,179	1,369	1,887	2,097	6,347	4,700	7,502	5,240	-	-	-
BUC	-	1,826	1,049	1,887	4,194	-	-	-	-	-	-	-
CH	751	-	1,369	1,519	-	4,075	-	-	2,620	-	-	-
HIC	751	-	-	1,887	4,530	-	2,395	-	-	-	-	-
HM	1,165	-	-	-	-	-	-	-	-	-	-	-
NRO	-	-	-	1,887	-	4,922	4,700	5,946	12,364	3,720	-	7,415
POP	1,165	-	-	1,887	4,194	11,340	8,409	10,126	3,567	3,223	1,606	3,983
SM	751	2,739	2,418	4,189	-	-	-	-	-	-	-	-
WO	751	1,179	5,885	13,624	13,339	15,538	4,700	10,877	2,620	3,700	-	-
TOTAL	6,085	7,836	13,139	31,805	29,612	43,562	26,302	34,451	26,411	10,643	1,606	14,830

Stock Table | Sawtimber

Township Highway 291 | Kiko Auction Tract 3 Perry County Corning Ohio Stand A | 7/28/2026 | C1081 | Point Sample

DBH Class (inches)

Species	36	38	40	Total
BAS	-	-	-	3,432
BE	2,324	-	2,412	14,483
BO	-	-	1,724	32,045
BUC	-	-	-	8,956
CH	-	-	-	10,334
HIC	-	-	-	9,563
HM	-	-	-	1,165
NRO	-	-	-	40,954
POP	-	-	-	49,500
SM	-	-	-	10,097
WO	-	3,021	-	75,234
TOTAL	2,324	3,021	4,136	255,763

Value Summary

Township Highway 291 | Kiko Auction Tract 3 Perry County Corning Ohio Stand A | 7/28/2026 | C1081 | Point Sample

Species	Total \$	Total BFV	\$/MBF	ST Value	Total Tons	\$/Ton	Pulp Value	Topwood Tons	Topwood Value
BAS	\$841	3,432	245	\$841	0	25	-	0	-
BE	\$2,361	14,483	163	\$2,361	0	25	-	0	-
BO	\$14,645	32,045	457	\$14,645	0	25	-	0	-
BUC	\$1,460	8,956	163	\$1,460	0	25	-	0	-
CH	\$3,689	10,334	357	\$3,689	0	25	-	0	-
HIC	\$2,152	9,563	225	\$2,152	0	25	-	0	-
HM	\$588	1,165	505	\$588	0	25	-	0	-
NRO	\$18,716	40,954	457	\$18,716	0	25	-	0	-
POP	\$17,276	49,500	349	\$17,276	0	25	-	0	-
SM	\$3,988	10,097	395	\$3,988	0	25	-	0	-
WO	\$82,757	75,234	1100	\$82,757	0	25	-	0	-
TOTAL	\$148,473	255,763	581	\$148,473	0	0	-	0	-

Species Codes

Code	Common Name	Scientific Name	Form Class
BAS	American basswood	Tilia americana	78
BE	American beech	Fagus grandifolia	78
BO	black oak	Quercus velutina	78
BUC	yellow buckeye	Aesculus octandra	78
CH	black cherry	Prunus serotina	78
HIC	hickory	Carya spp.	78
HM	sugar maple	Acer saccharum	78
NRO	northern red oak	Quercus rubra	78
POP	yellow-poplar	Liriodendron tulipifera	78
SM	red maple	Acer rubrum	78
WO	white oak	Quercus alba	78

Cruise Statistics

Township Highway 291 | Kiko Auction Tract 3 Perry County Corning Ohio | 7/28/2026 | C1081 | Point Sample

Sawtimber Statistics (based on 17 sample points)

Coefficient of Variation (CV)%: 28

Confidence Level	% of Mean	(BFV/Acre)				(Total BFV)			
		+/-	Lower CL	Mean	Upper CL	+/-	Lower CL	Total	Upper CL
99%	17.4	1,288	6,110	7,398	8,686	44,526	211,223	255,749	300,275
95%	13.2	980	6,418	7,398	8,378	33,879	221,870	255,749	289,628
90%	11.1	823	6,575	7,398	8,221	28,451	227,298	255,749	284,200
80%	8.7	641	6,757	7,398	8,039	22,159	233,590	255,749	277,908
70%	7	518	6,880	7,398	7,916	17,907	237,842	255,749	273,656
68%	6.8	500	6,898	7,398	7,898	17,285	238,464	255,749	273,034

Cruise Summary | Sawtimber

Township Highway 291 | Kiko Auction Tract 3 Perry County Corning Ohio Stand B | 7/28/2026 | C1081 | Point Sample

Species	Trees	Total BFV	Avg. BF/Tree	BFV/Acre	% of BFV	Avg. DBH	Avg. MHT	BA/Acre
BUC	11	1,066	97	224	7.2	16	1.5	3.3
CH	9	1,183	131	249	8	18	1.5	3.3
POP	80	7,717	96	1,625	52.2	15.3	1.2	23.3
SM	22	2,017	92	425	13.6	16	1.2	6.7
SO	26	1,629	63	343	11	14.3	1	6.7
SYC	9	1,183	131	249	8	18	1.5	3.3
TOTAL	157	14,795	94	3,114	100	15.6	1.2	47

Stock Table | Sawtimber

Township Highway 291 | Kiko Auction Tract 3 Perry County Corning Ohio Stand B | 7/28/2026 | C1081 | Point Sample

DBH Class (inches)

Species	12	14	16	18	20	22	24	26	28	Total
BUC	-	-	1,066	-	-	-	-	-	-	1,066
CH	-	-	-	1,183	-	-	-	-	-	1,183
POP	585	1,422	2,132	-	-	-	-	1,971	1,607	7,717
SM	-	711	-	-	1,306	-	-	-	-	2,017
SO	585	-	-	-	-	1,044	-	-	-	1,629
SYC	-	-	-	1,183	-	-	-	-	-	1,183
TOTAL	1,170	2,133	3,198	2,366	1,306	1,044	00	1,971	1,607	14,795

Value Summary

Township Highway 291 | Kiko Auction Tract 3 Perry County Corning Ohio Stand B | 7/28/2026 | C1081 | Point Sample

Species	Total \$	Total BFV	\$/MBF	ST Value	Total Tons	\$/Ton	Pulp Value	Topwood Tons	Topwood Value
BUC	\$174	1,066	163	\$174	0	25	-	0	-
CH	\$422	1,183	357	\$422	0	25	-	0	-
POP	\$2,693	7,717	349	\$2,693	0	25	-	0	-
SM	\$797	2,017	395	\$797	0	25	-	0	-
SO	\$744	1,629	457	\$744	0	25	-	0	-
SYC	\$193	1,183	163	\$193	0	25	-	0	-
TOTAL	\$5,023	14,795	340	\$5,023	0	0	-	0	-

Species Codes

Code	Common Name	Scientific Name	Form Class
BUC	yellow buckeye	Aesculus octandra	78
CH	black cherry	Prunus serotina	78
POP	yellow-poplar	Liriodendron tulipifera	78
SM	red maple	Acer rubrum	78
SO	scarlet oak	Quercus coccinea	78
SYC	sycamore	Platanus occidentalis	78

Cruise Statistics

Township Highway 291 | Kiko Auction Tract 3 Perry County Corning Ohio | 7/28/2026 | C1081 | Point Sample

Sawtimber Statistics (based on 3 sample points)

Coefficient of Variation (CV)%: 18

Confidence Level	% of Mean	(BFV/Acre)				(Total BFV)			
		+/-	Lower CL	Mean	Upper CL	+/-	Lower CL	Total	Upper CL
99%	26.8	834	2,280	3,114	3,948	3,962	10,830	14,792	18,754
95%	20.4	635	2,479	3,114	3,749	3,016	11,776	14,792	17,808
90%	17.1	533	2,581	3,114	3,647	2,532	12,260	14,792	17,324
80%	13.3	415	2,699	3,114	3,529	1,971	12,821	14,792	16,763
70%	10.8	335	2,779	3,114	3,449	1,591	13,201	14,792	16,383
68%	10.4	324	2,790	3,114	3,438	1,539	13,253	14,792	16,331

Cruise Summary | Sawtimber

State Route 13 | Kiko Auction Tract 4 Perry County Corning Ohio | 7/28/2026 | C1082 | Point Sample

Species	Trees	Total BFV	Avg. BF/Tree	BFV/Acre	% of BFV	Avg. DBH	Avg. MHT	BA/Acre
CH	33	6,586	200	1,202	43.1	19.3	1.3	13.3
POP	20	2,398	120	438	15.7	18	1.2	6.7
SM	13	1,230	95	224	8	16	1.5	3.3
SYC	63	4,257	68	777	27.8	14.2	1.2	13.3
WAL	17	820	48	150	5.4	14	1	3.3
TOTAL	146	15,291	105	2,791	100	16	1.2	40

Stock Table | Sawtimber

State Route 13 | Kiko Auction Tract 4 Perry County Corning Ohio | 7/28/2026 | C1082 | Point Sample

DBH Class (inches)

Species	12	14	16	18	20	22	24	26	28	Total
CH	-	820	-	-	-	1,619	-	1,793	2,354	6,586
POP	-	-	-	2,398	-	-	-	-	-	2,398
SM	-	-	1,230	-	-	-	-	-	-	1,230
SYC	674	1,879	-	-	-	-	1,704	-	-	4,257
WAL	-	820	-	-	-	-	-	-	-	820
TOTAL	674	3,519	1,230	2,398	00	1,619	1,704	1,793	2,354	15,291

Value Summary

State Route 13 | Kiko Auction Tract 4 Perry County Corning Ohio | 7/28/2026 | C1082 | Point Sample

Species	Total \$	Total BFV	\$/MBF	ST Value	Total Tons	\$/Ton	Pulp Value	Topwood Tons	Topwood Value
CH	\$2,351	6,586	357	\$2,351	0	25	-	0	-
POP	\$837	2,398	349	\$837	0	25	-	0	-
SM	\$486	1,230	395	\$486	0	25	-	0	-
SYC	\$694	4,257	163	\$694	0	25	-	0	-
WAL	\$1,640	820	2000	\$1,640	0	25	-	0	-
TOTAL	\$6,008	15,291	393	\$6,008	0	0	-	0	-

Species Codes

Code	Common Name	Scientific Name	Form Class
CH	black cherry	Prunus serotina	78
POP	yellow-poplar	Liriodendron tulipifera	78
SM	red maple	Acer rubrum	78
SYC	sycamore	Platanus occidentalis	78
WAL	black walnut	Juglans nigra	78

Cruise Statistics

State Route 13 | Kiko Auction Tract 4 Perry County Corning Ohio | 7/28/2026 | C1082 | Point Sample

Sawtimber Statistics (based on 3 sample points)

Coefficient of Variation (CV)%: 48

Confidence Level	% of Mean	(BFV/Acre)				(Total BFV)			
		+/-	Lower CL	Mean	Upper CL	+/-	Lower CL	Total	Upper CL
99%	71.8	2,005	786	2,791	4,795	10,987	4,304	15,291	26,278
95%	54.7	1,525	1,265	2,791	4,316	8,357	6,934	15,291	23,648
90%	45.9	1,280	1,510	2,791	4,071	7,014	8,277	15,291	22,305
80%	35.8	998	1,793	2,791	3,788	5,469	9,822	15,291	20,760
70%	28.9	806	1,984	2,791	3,597	4,417	10,874	15,291	19,708
68%	27.9	778	2,012	2,791	3,569	4,263	11,028	15,291	19,554