

Kraig (270) 792-4018

-Land Sales-

Bid opening, Friday

January 9th at 9:00 am, 2026



Eli (270) 202-0194

-Timber Marketing-

Bid opening, Friday

January 9th at 9:00 am 2026

---

2724 Halifax Bailey Road, Scottsville, KY 42164

December 5th, 2025

Dear Sir:

Acting as the representative of Brad Reynolds, I am offering for sale an estimated 362,300 board feet of good to excellent quality sawtimber lying on 73 wooded acres. The tract is dominated by yellow poplar, hickory, red oak, and white oak sawtimber. The tract lies on gently to moderately sloping ground with good ridgetop woodland roads.

**TRACT LOCATION:** The tract is located in Ohio County in the Bells Run Community. An **adjacent address** is 627 Bells Run Road, Hartford, Kentucky, 42347. Refer to the enclosed map for more information. A pointer sign is at the entrance of the property. Please reattach the cable when leaving.

**TIMBER TO BE HARVESTED:** The trees to be harvested were marked with orange paint. Sound trees to be cut were marked with three paint spots: two at 4.5 feet above ground on opposite sides and one at ground level. Cull trees were marked with an orange "C" on one side at 4.5 feet above ground and one paint spot at ground level. These cull trees are considered less than 50% sound and no volume tally was made for them. Doyle Rule Form Class 80 was used on yellow poplar, white ash, and black cherry. Doyle 78 on all other species. A summary of the marked timber is enclosed.

**TERMS AND CONTRACT:** Payment will be 20% down at the contract signing with balance due on May 1, 2026 or when the harvest operation begins, whichever occurs first. A contract between the parties will be signed within 10 business days of bid opening. **The successful bidder will be given until October 31st 2027 to remove the timber.** A copy of the sale contract is available upon request.

**SALE PREVIEW:** There is no scheduled show trip to view the timber. However, we will make ourselves available upon request. Please call to schedule a private appointment. The timber is very easy to find and view. Please give a courtesy call or text to Brad Reynolds (270-231-5437) prior to viewing timber.

**BID OPENING:** Interested parties should submit a bid to me by mail, phone/text, or hand delivered at the bid opening. All bids will be kept strictly confidential. Bids will be opened and read aloud on **Friday, January 9th, 2026 at 9:00 a.m. central time** at my office in Scottsville. Bidders are welcome to come and view the bid opening. The seller reserves the right to accept or reject any and all bids. Please feel free to call me if any questions arise.

**\*Lose your summary sheet? It's on our website!**

**MooreAndSonForestry.com**

Sincerely,

*Kraig Moore*

Forester/Broker

---

---

## Summary of Timber Marked for the Brad Reynolds

**Tract Location:** The tract is located in Ohio County in the Bells Run Community. An **adjacent address** is 627 Bells Run Road, Hartford, Kentucky, 42347. Refer to the enclosed map for more information. A pointer sign is at the entrance of the property.

**Accessibility:** Property has great access from Bells Run Road and woodland ridgetop roads

**Topography:** Topography is gently to moderately sloping and offers productive logging conditions

**Color of Paint:** Orange

**Estimated Acres:** 73

**Total Volume:** 362,300 board feet, Doyle Rule Form Class 78 & 80

SPECIES	#TREES	VOLUME	AVE. VOL/TREE
Yellow Poplar	210	92,700	441
Hickory	527	82,100	156
Misc. Red Oak	226	80,000	353
*White Oak	176	53,800	307
Sugar Maple	84	12,600	150
Sweetgum	67	12,000	179
White Ash	80	9,900	124
Blackgum	70	7,500	107
Beech	54	6,400	119
Red Maple	17	1,300	76
Black Walnut	2	400	200
Misc. Hardwoods	29	3,600	124
<b>Total</b>	<b>1,542</b>	<b>362,300</b>	<b>235</b>
<b>Veneer</b>			
*White Oak	19	5,000	263

Misc. Hardwoods include: Eastern White Pine (900'), Black Cherry (500'), Virginia Pine (400'), Sassafras (400'), Redcedar (300'), Sycamore (100'), Loblolly Pine (100'), Elm (100')



