



Three Rivers Forestry
PO Box 764
Tappahannock, VA 22560
(804) 445-5774

Date: July 17, 2026
Time: 3:00 PM
Size: 24 Acres

Total Vol: 252.3 MBF
Vol/Acre: 10.5 MBF

**Timber Sale Notice
Clear-Cut
Hardwood and Pine Timber**

Three Rivers Forestry has been contracted to sell the merchantable timber belonging to Hamilton Fortune by sealed bid on 24 acres, located 1 mile west of Hustle, on the northeast side of RT. 696 (Richardson Road) in Essex county, Virginia (see attached map).

A 10% sample cruise of the standing sawtimber and pulpwood has been made. All pine and hardwood trees 10 inches DBH and larger were tallied as sawtimber. All sawtimber volumes were calculated using the International Log Rule and pulpwood volumes are based on standard cords of 128 cubic feet. An estimate of the timber volume is provided; however, no guarantee is expressed or implied as to the actual timber that may be harvested due to individual utilization practices.

Red Oak	94.0 MBF	Pine Pulpwood - 5.5 Cords
Yellow Poplar	74.6 MBF	
Gum	28.0 MBF	
Hickory	18.9 MBF	Hardwood Pulpwood - 41.3 Cords
White Oak	15.7 MBF	
American Beech	9.4 MBF	
Loblolly Pine	8.2 MBF	
Virginia Pine	2.2 MBF	
Misc. Hardwood	1.3 MBF	
Total	252.3 MBF	International 1/4 inch scale

Bids will be accepted subject to the following conditions:

1. The purchaser will have two (2) years to cut and remove the timber from the date the contract is signed.
2. Timber harvesting will be done in accordance to Forestry Best Management Practices (BMP's) as stipulated by guidelines set forth by the Virginia Department of Forestry.
3. The owner requires proof of worker's compensation and liability insurance.
4. Landowner assumes responsibility for the VA. Seed Tree Law.
5. The timber purchase contract will be executed within 30 days of bid opening.
6. Access permitted by Ingress and Egress from RT. 696 (Richardson Rd.) using existing farm and woods roads.

Lump-sum sealed bids will be accepted **Friday, July 17, 2026** at the office of Three Rivers Forestry (990 Richmond Hwy, Tappahannock, VA) at **3:00 PM** or by mailing to Three Rivers Forestry, PO Box 764, Tappahannock, VA 22560 or calling **(804) 445-5774** or emailing **bid@trfva.com** prior to the sale. Mail bids should be marked **Sealed Bid, Hamilton Tract**. Bidder is responsible for verifying receipt of mail bids prior to the sale. Only sealed bids will be accepted and the landowner reserves the right to refuse any or all bids.

Prospective buyers are invited to inspect the timber at any time. Any questions regarding the terms of sale or location of the tract should be directed to Three Rivers Forestry.

Submitted By:

Gabriel Dawkins
Consulting Forester

VOLUME ANALYSIS

Tract: **Hamilton Fortune**
Cruised By: **Gabriel Dawkins**

Acres: **24**
Date: **6/24/2026**

Loblolly Pine										
Number of Logs										
DBH	1	1 1/2	2	2 1/2	3	3 1/2	4	Trees	Vol	
10	0	0	0	0	0	0	0	0	0.0	Avg DBH
11	0	0	0	0	0	0	0	0	0.0	
12	0	0	0	10	0	0	0	10	1.1	Tot Vol
13	0	0	0	0	10	0	0	10	1.5	
14	0	0	0	0	0	0	0	0	0.0	Avg DBH
15	0	0	0	0	0	0	0	0	0.0	
16	0	0	0	0	0	0	0	0	0.0	Tot Vol
17	0	0	10	0	0	0	0	10	2.1	
18	0	0	0	0	0	0	0	0	0.0	Avg DBH
19	0	0	0	0	0	0	0	0	0.0	
20	0	0	0	0	0	0	0	0	0.0	Tot Vol
21	0	0	10	0	0	0	0	10	3.4	
22	0	0	0	0	0	0	0	0	0.0	Avg DBH
23	0	0	0	0	0	0	0	0	0.0	
24	0	0	0	0	0	0	0	0	0.0	Tot Vol
25	0	0	0	0	0	0	0	0	0.0	
26	0	0	0	0	0	0	0	0	0.0	Avg DBH
27	0	0	0	0	0	0	0	0	0.0	
28	0	0	0	0	0	0	0	0	0.0	Tot Vol
29	0	0	0	0	0	0	0	0	0.0	
30+	0	0	0	0	0	0	0	0	0.0	Avg DBH
TOTAL	0	0	20	10	10	0	0	40	8.2	

Virginia Pine										
Number of Logs										
DBH	1	1 1/2	2	2 1/2	3	3 1/2	4	Trees	Vol	
10	0	0	0	0	0	0	0	0	0.0	Avg DBH
11	0	0	0	0	0	0	0	0	0.0	
12	0	0	0	0	0	0	0	0	0.0	Tot Vol
13	0	10	0	0	0	0	0	10	0.9	
14	0	0	0	0	0	0	0	0	0.0	Avg DBH
15	0	10	0	0	0	0	0	10	1.3	
16	0	0	0	0	0	0	0	0	0.0	Tot Vol
17	0	0	0	0	0	0	0	0	0.0	
18	0	0	0	0	0	0	0	0	0.0	Avg DBH
19	0	0	0	0	0	0	0	0	0.0	
20	0	0	0	0	0	0	0	0	0.0	Tot Vol
21	0	0	0	0	0	0	0	0	0.0	
22	0	0	0	0	0	0	0	0	0.0	Avg DBH
23	0	0	0	0	0	0	0	0	0.0	
24	0	0	0	0	0	0	0	0	0.0	Tot Vol
25	0	0	0	0	0	0	0	0	0.0	
26	0	0	0	0	0	0	0	0	0.0	Avg DBH
27	0	0	0	0	0	0	0	0	0.0	
28	0	0	0	0	0	0	0	0	0.0	Tot Vol
29	0	0	0	0	0	0	0	0	0.0	
30+	0	0	0	0	0	0	0	0	0.0	Avg DBH
TOTAL	0	20	0	0	0	0	0	20	2.2	

White Oak										
Number of Logs										
DBH	1	1 1/2	2	2 1/2	3	3 1/2	4	Trees	Vol	
10	10	0	0	0	0	0	0	10	0.4	Avg DBH
11	20	0	0	0	0	0	0	20	1.0	
12	0	10	0	0	0	0	0	10	0.8	Tot Vol
13	0	0	0	0	0	0	0	0	0.0	
14	10	10	20	0	0	0	0	40	4.7	Avg DBH
15	0	0	10	0	0	0	0	10	1.6	
16	10	10	0	0	0	0	0	20	2.5	Tot Vol
17	0	0	0	0	0	0	0	0	0.0	
18	0	0	0	0	0	0	0	0	0.0	Avg DBH
19	0	10	0	0	0	0	0	10	2.2	
20	0	0	0	0	0	0	0	0	0.0	Tot Vol
21	0	0	0	0	0	0	0	0	0.0	
22	0	0	0	0	0	0	0	0	0.0	Avg DBH
23	0	0	0	0	0	0	0	0	0.0	
24	10	0	0	0	0	0	0	10	2.6	Tot Vol
25	0	0	0	0	0	0	0	0	0.0	
26	0	0	0	0	0	0	0	0	0.0	Avg DBH
27	0	0	0	0	0	0	0	0	0.0	
28	0	0	0	0	0	0	0	0	0.0	Tot Vol
29	0	0	0	0	0	0	0	0	0.0	
30+	0	0	0	0	0	0	0	0	0.0	Avg DBH
TOTAL	60	40	30	0	0	0	0	130	15.7	

Red Oak										
Number of Logs										
DBH	1	1 1/2	2	2 1/2	3	3 1/2	4	Trees	Vol	
10	0	0	0	0	0	0	0	0	0.0	Avg DBH
11	50	0	0	0	0	0	0	50	2.4	
12	0	10	0	0	0	0	0	10	0.8	Tot Vol
13	40	0	20	0	0	0	0	60	5.1	
14	20	40	10	0	0	0	0	70	7.4	Avg DBH
15	0	10	40	0	0	0	0	50	7.7	
16	20	10	20	0	0	0	0	50	7.3	Tot Vol
17	10	10	10	10	0	0	0	40	7.5	
18	0	10	40	0	0	0	0	50	11.5	Avg DBH
19	0	10	10	10	0	0	0	30	8.1	
20	0	10	50	10	0	0	0	70	21.2	Tot Vol
21	0	10	0	0	0	0	0	10	2.7	
22	0	0	0	10	0	0	0	10	4.5	Avg DBH
23	0	0	0	0	0	0	0	0	0.0	
24	0	0	0	0	0	0	0	0	0.0	Tot Vol
25	10	0	0	0	0	0	0	10	2.8	
26	0	0	0	0	0	0	0	0	0.0	Avg DBH
27	0	0	0	0	0	0	0	0	0.0	
28	0	10	0	0	0	0	0	10	5.0	Tot Vol
29	0	0	0	0	0	0	0	0	0.0	
30+	0	0	0	0	0	0	0	0	0.0	Avg DBH
TOTAL	150	130	200	40	0	0	0	520	84.0	

Misc Hardwood										
Number of Logs										
DBH	1	1 1/2	2	2 1/2	3	3 1/2	4	Trees	Vol	
10	10	0	0	0	0	0	0	10	0.4	Avg DBH
11	0	0	0	0	0	0	0	0	0.0	
12	0	0	0	0	0	0	0	0	0.0	Tot Vol
13	0	0	0	0	0	0	0	0	0.0	
14	0	0	0	0	0	0	0	0	0.0	Avg DBH
15	10	0	0	0	0	0	0	10	1.0	
16	0	0	0	0	0	0	0	0	0.0	Tot Vol
17	0	0	0	0	0	0	0	0	0.0	
18	0	0	0	0	0	0	0	0	0.0	Avg DBH
19	0	0	0	0	0	0	0	0	0.0	
20	0	0	0	0	0	0	0	0	0.0	Tot Vol
21	0	0	0	0	0	0	0	0	0.0	
22	0	0	0	0	0	0	0	0	0.0	Avg DBH
23	0	0	0	0	0	0	0	0	0.0	
24	0	0	0	0	0	0	0	0	0.0	Tot Vol
25	0	0	0	0	0	0	0	0	0.0	
26	0	0	0	0	0	0	0	0	0.0	Avg DBH
27	0	0	0	0	0	0	0	0	0.0	
28	0	0	0	0	0	0	0	0	0.0	Tot Vol
29	0	0	0	0	0	0	0	0	0.0	
30+	0	0	0	0	0	0	0	0	0.0	Avg DBH
TOTAL	20	0	0	0	0	0	0	20	1.3	

Poplar										
Number of Logs										
DBH	1	1 1/2	2	2 1/2	3	3 1/2	4	Trees	Vol	
10	0	0	0	0	0	0	0	0	0.0	Avg DBH
11	20	0	0	0	0	0	0	20	1.0	
12	20	10	0	0	0	0	0	30	1.9	Tot Vol
13	10	0	10	0	0	0	0	20	1.9	
14	0	10	20	0	0	0	0	30	3.9	Avg DBH
15	10	20	10	10	0	0	0	50	7.0	
16	10	0	10	0	0	0	0	20	2.9	Tot Vol
17	0	0	0	0	0	0	0	0	0.0	
18	0	0	20	10	0	0	0	30	7.6	Avg DBH
19	0	10	50	0	0	0	0	60	15.8	
20	0	0	0	10	0	0	0	10	3.6	Tot Vol
21	0	0	0	0	0	0	0	0	0.0	
22	0	0	0	0	0	0	0	0	0.0	Avg DBH
23	0	10	0	10	0	0	0	20	8.2	
24	0	0	0	0	0	0	0	0	0.0	Tot Vol
25	0	0	0	10	0	0	0	10	5.9	
26	0	10	20	0	0	0	0	30	15.0	Avg DBH
27	0	0	0	0	0	0	0	0	0.0	
28	0	0	0	0	0	0	0	0	0.0	Tot Vol
29	0	0	0	0	0	0	0	0	0.0	
30+	0	0	0	0	0	0	0	0	0.0	Avg DBH
TOTAL	70	70	140	50	0	0	0	330	74.6	

Gum

Number of Logs										
DBH	1	1 1/2	2	2 1/2	3	3 1/2	4	Trees	Vol	
10	20	0	0	0	0	0	0	20	0.8	Avg DBH
11	40	0	0	0	0	0	0	40	1.9	13.2
12	30	0	10	0	0	0	0	40	2.7	Tot Vol
13	10	0	30	0	0	0	0	40	4.2	9.6
14	10	0	10	0	0	0	0	20	2.2	
15	20	0	10	10	0	0	0	40	5.4	
16	10	0	10	0	0	0	0	20	2.9	
17	0	0	0	0	0	0	0	0	0.0	
18	0	0	0	10	0	0	0	10	2.8	
19	0	0	10	0	0	0	0	10	2.7	
20	0	10	0	0	0	0	0	10	2.4	
21	0	0	0	0	0	0	0	0	0.0	
22	0	0	0	0	0	0	0	0	0.0	
23	0	0	0	0	0	0	0	0	0.0	Tot Vol
24	0	0	0	0	0	0	0	0	0.0	18.4
25	0	0	0	0	0	0	0	0	0.0	
26	0	0	0	0	0	0	0	0	0.0	
27	0	0	0	0	0	0	0	0	0.0	
28	0	0	0	0	0	0	0	0	0.0	
29	0	0	0	0	0	0	0	0	0.0	
30+	0	0	0	0	0	0	0	0	0.0	
TOTAL	140	10	80	20	0	0	0	250	28.0	

Hickory

Number of Logs										
DBH	1	1 1/2	2	2 1/2	3	3 1/2	4	Trees	Vol	
10	0	0	0	0	0	0	0	0	0.0	Avg DBH
11	10	0	0	0	0	0	0	10	0.5	17.0
12	0	0	0	0	0	0	0	0	0.0	Tot Vol
13	0	0	0	0	0	0	0	0	0.0	0.6
14	10	20	0	0	0	0	0	30	3.0	
15	0	10	0	0	0	0	0	10	1.3	
16	0	0	10	0	0	0	0	10	1.8	
17	0	0	0	0	0	0	0	0	0.0	
18	0	0	0	0	0	0	0	0	0.0	
19	0	0	20	0	0	0	0	20	5.4	
20	0	0	0	0	0	0	0	0	0.0	
21	0	0	0	0	0	0	0	0	0.0	
22	0	0	0	0	0	0	0	0	0.0	
23	0	0	0	0	0	0	0	0	0.0	Tot Vol
24	0	0	0	0	0	0	0	0	0.0	18.4
25	0	0	0	0	0	0	0	0	0.0	
26	0	0	0	0	0	0	0	0	0.0	
27	0	0	0	0	0	0	0	0	0.0	
28	0	0	0	0	0	0	0	0	0.0	
29	0	0	10	0	0	0	0	10	6.9	
30+	0	0	0	0	0	0	0	0	0.0	
TOTAL	20	30	40	0	0	0	0	90	18.9	

Chestnut Oak

Number of Logs										
DBH	1	1 1/2	2	2 1/2	3	3 1/2	4	Trees	Vol	
10										Avg DBH
11										
12										Tot Vol
13										0.0
14										
15										
16										
17										
18										
19										
20										
21										
22										
23										Tot Vol
24										0.0
25										
26										
27										
28										
29										
30+										
TOTAL										

Other

Number of Logs										
DBH	1	1 1/2	2	2 1/2	3	3 1/2	4	Trees	Vol	
10	0	0	0	0	0	0	0	0	0.0	Avg DBH
11	20	0	0	0	0	0	0	20	1.0	13.7
12	10	0	0	0	0	0	0	10	0.6	Tot Vol
13	30	0	0	0	0	0	0	30	2.1	3.6
14	10	0	0	0	0	0	0	10	0.8	
15	0	0	0	0	0	0	0	0	0.0	
16	10	0	0	0	0	0	0	10	1.1	
17	0	0	0	0	0	0	0	0	0.0	
18	0	10	0	0	0	0	0	10	1.9	
19	0	0	0	0	0	0	0	0	0.0	
20	0	0	0	0	0	0	0	0	0.0	
21	10	0	0	0	0	0	0	10	2.0	
22	0	0	0	0	0	0	0	0	0.0	
23	0	0	0	0	0	0	0	0	0.0	Tot Vol
24	0	0	0	0	0	0	0	0	0.0	5.8
25	0	0	0	0	0	0	0	0	0.0	
26	0	0	0	0	0	0	0	0	0.0	
27	0	0	0	0	0	0	0	0	0.0	
28	0	0	0	0	0	0	0	0	0.0	
29	0	0	0	0	0	0	0	0	0.0	
30+	0	0	0	0	0	0	0	0	0.0	
TOTAL	90	10	0	0	0	0	0	100	9.4	

Hardwd Pulpwood Cords

41.3

Pine Pulpwood Cords

5.5

**Timber Sale Area
Hamilton Fortune
Essex County, Virginia**

Longitude: 77°3'26"W
Latitude: 38°2'55"N

N

Laurel Springs
Rd (RT. 635)

Rose Mount
Rd (RT. 635)

Mature Timber

Young Timber

Field

Field

Mature Timber

Richardson
Rd. (RT 696)

Hustle

Occupacia Rd
(RT. 637)

Streamside Management
Zone
Blue Paint
Cut Marked Trees Only

 Timber Sale Area
Orange Paint

 Streams

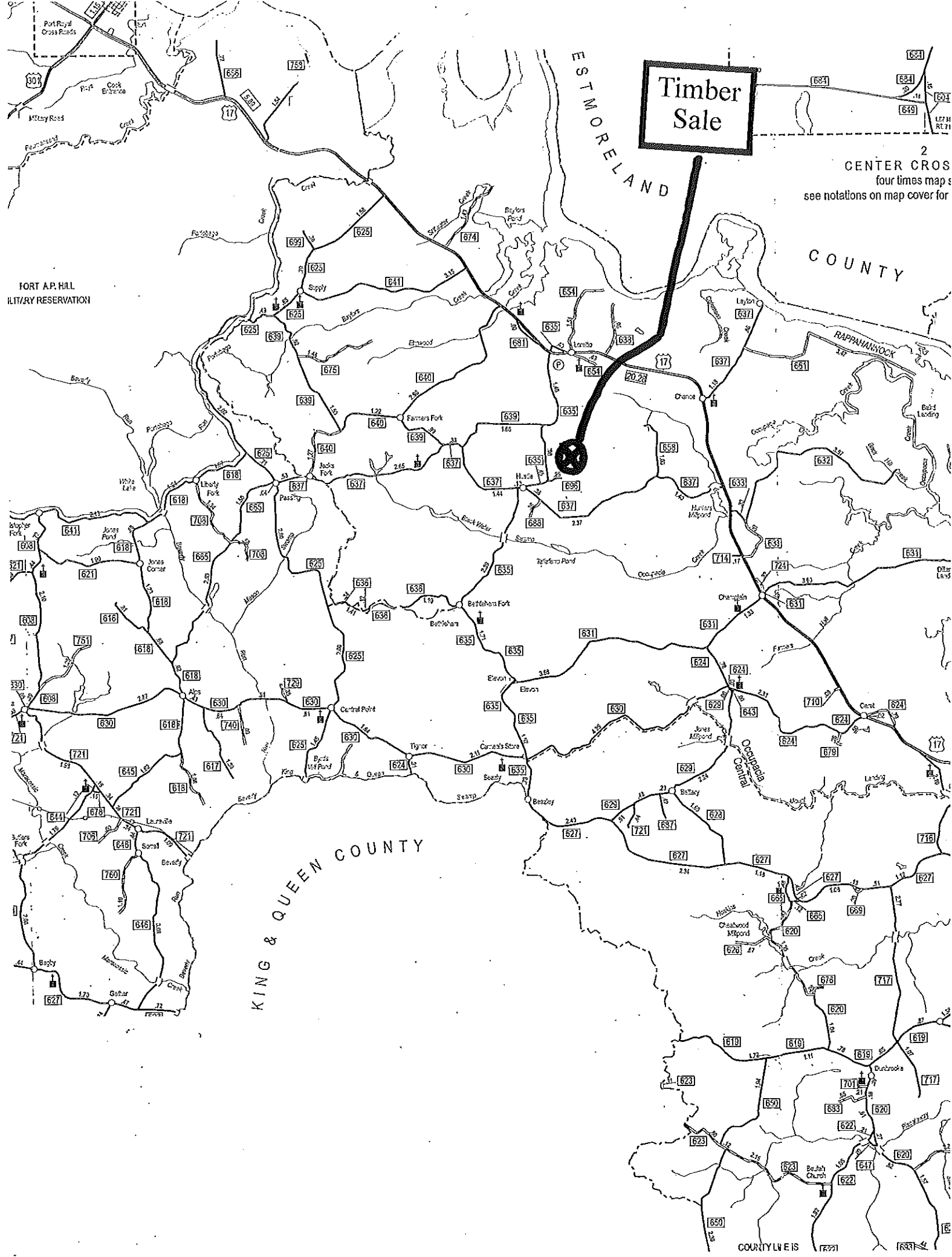
 Logging Access

Created By: Gabriel Dawkins
Consulting Forester
6/25/2026 5:38 PM

Tract Size= 24 Acres

SCALE 1" = 1,320'

THREE RIVERS FORESTRY, LLC PO Box 764 Tappahannock, VA 22560



Timber
Sale

2
CENTER CROSS
four times map s
see notations on map cover for

FORT A.P. HILL
MILITARY RESERVATION

KING & QUEEN COUNTY

ESTMORELAND

COUNTY

COURTYLWEIS