



**"Protecting Your Future"**

***We are the Best in the Industry***

For 25 years we have been marketing standing timber and logs throughout the state.

A Buyer purchases timber rights, but not the right to mistreat your property. Most Buyers respond well to our professionally designed harvest plan and will perform to the level expected of them.

Mountain State consistently produces superior results for our clients because we expect the best from our Buyers.

We exclude some Buyers from sales because we know they are not concerned about meeting our expectations. Our commitment to implementing the harvest plan is the cornerstone of your successful timber harvest.



Well Managed Forests Live on Forever

***What about the future?***

*Mountain State Land & Timber takes great pride in the twenty five years we have been marketing standing timber and logs.*

*We expect to remain the leader in the proper care and management of West Virginia's forests for generations to come.*



**[www.MountainStateLand.com](http://www.MountainStateLand.com)**

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***"Protecting Your Future"***



***You Have Just One Chance...***

*Your timber has taken at least two generations to reach maturity. As a Seller, you have just one chance to **market your timber.***

***We Have 25 Years of Experience...***

*Making sure you **receive top dollar** for your timber and seeing **your property is treated with respect** are Mountain State's top priorities.*

***When you hire Mountain State, you hire the best in the industry.***



### ***You can sit back and relax...***

**We are your eyes and ears and take care of everything relating to your timber harvest.** We will look after your interests in a professional and business like manner.

*The high quality logs from West Virginian hardwood forests are famous throughout the world.*



Registered, Professional Foresters  
Evaluate the Timber

An **accurate evaluation** of the standing timber is critical to knowing whether or not you have received a fair offer.

Our registered, professional foresters will provide you with an accurate evaluation which will also help with tax and/or estate planning prior to making a sale.



Locating the Property Boundaries

We will **map and mark the boundaries** of your property and provide you with detailed maps created with the latest topographical software.

All boundaries will be marked before the first potential buyer ever visits the property.



A well designed skid trail after the harvest is completed

*Harvesting a forest professionally preserves wildlife habitat, cleanses the air, aids in the purification of water and adds value to your land by enhancing recreational opportunities.*

We will **develop a timber harvest plan** with your values in mind. This includes layout of landing areas and skid trails.

We will design the haul road into the property that will **add value to your land** once the harvest is complete.



We represent only you and your interests. Period.

### **Aggressive Marketing**

Gone are the days of just shopping around in the neighborhood and taking offers. In today's economy, marketing is essential to receiving top dollar and we'll **find the right buyer** for you.

Everyday, more and more of our forest products are being exported. With Buyers in Japan, China, Italy, Germany and Egypt, we have a proven track record of incorporating this global demand into our strategies for **getting you top dollar**.

### **Contract Negotiations**

We will draw up a legally binding timber sale contract to be signed by all involved parties.

### **Contract Compliance**

We will regularly visit your property to ensure the timber harvest plan is being implemented and the logging contractor is meeting all contractual obligations.

*Every effort is made during our timber harvests to protect smaller trees so the next generation may continue the tradition.*

**Contact us today for answers relating to your timber harvest!**

For more information visit:  
[www.MountainStateLand.com](http://www.MountainStateLand.com)