



# Mississippi Timber Price Report

4<sup>th</sup> Quarter 2019

January 8, 2020



The **Mississippi Timber Price Report** provides a picture of timber market activity showing regional and statewide stumpage prices for common forest products. **This report should only be used as a guide to help individuals monitor timber market trends. The average price should not be applied as fair market value for a specific timber sale because many variables influence actual prices each landowner will receive.** This report and historical timber prices are available by contacting your local county Extension office or going to [www.extension.msstate.edu/forestry/forest-economics/timber-prices](http://www.extension.msstate.edu/forestry/forest-economics/timber-prices).

**How are prices obtained?** This report used data from 88 timber sales conducted and reported across Mississippi during 4<sup>th</sup> quarter 2019. Reporters include forest product companies, logging contractors, consulting foresters, landowners, and other natural resource professionals.

**Are you interested in becoming a cooperative price reporter or do you want more information about the Mississippi Timber Price Report?** Please contact Marc Measells at [mkm2@msstate.edu](mailto:mkm2@msstate.edu) or at 662-325-3550 for more information.

## Price Trends

The 4<sup>th</sup> quarter statewide stumpage prices for pine products are in Table 1 while hardwood products are in Table 2. We have included low and high prices to indicate differences landowners could expect to receive. The figures reflect 10-year statewide average price trends.

Prices during the 4<sup>th</sup> quarter fluctuated by region and product type. Compared to 3<sup>rd</sup> quarter 2019, statewide average prices increased slightly for most product classes except pine poles, pine chip-n-saw, pine pulpwood, and crossties. Regional prices fluctuated between product classes with some experiencing substantial decreases while other regions increased.

The oversupply issue is the main contributor to our low stumpage prices. North Mississippi prices continue to trail south Mississippi prices because of fewer mills. The housing market increased during the quarter and indications are slightly positive for the housing market in 2020. Additionally, international demand for our forest products continue to suffer impacts from tariffs. Mill expansions and new mills are expected to come online within the next 15-20 months, creating additional market capacity in those areas.

Expect to see prices across the state to increase during the 1<sup>st</sup> quarter of 2020 as wet weather remains. Landowners with “wet weather” properties could expect price premiums during these extremely wet conditions during January. Prices toward the end of the quarter may decrease, depending on weather conditions and demand.

**Table 1: Mississippi 4<sup>th</sup> quarter 2019 pine stumpage prices (\$/ton)\*\*.**

Region		Pine Poles	Pine Sawtimber	Pine Plylogs	Pine Chip-n-Saw	Pine Topwood	Pine Pulpwood
NW	Low	IND	\$9.50	IND	\$6.02	IND	\$0.50
	Average	IND	\$19.20	IND	\$10.16	IND	\$3.02
	High	IND	\$31.51	IND	\$18.91	IND	\$4.50
NE	Low	\$40.00	\$13.00	\$16.00	\$8.00	\$7.00	\$1.00
	Average	\$42.00	\$22.22	\$19.33	\$11.59	\$7.75	\$3.42
	High	\$48.00	\$35.00	\$26.00	\$15.50	\$8.00	\$5.50
SW	Low	IND	\$18.00	\$18.00	\$10.00	\$1.00	\$1.00
	Average	IND	\$29.25	\$20.73	\$12.69	\$3.11	\$5.00
	High	IND	\$37.25	\$24.50	\$17.00	\$5.55	\$8.00
SE	Low	IND	\$25.00	IND	\$13.00	IND	\$4.00
	Average	IND	\$26.47	IND	\$15.74	IND	\$6.10
	High	IND	\$29.05	IND	\$24.00	IND	\$8.00
Statewide	Low	\$32.00	\$9.50	\$16.00	\$6.02	\$1.00	\$0.50
	Average	\$40.20	\$23.15	\$20.22	\$11.75	\$4.16	\$3.93
	High	\$48.00	\$40.00	\$26.00	\$18.91	\$8.00	\$8.00

\* IND = Insufficient or No Data Reported.

\*\* Product classes are often subdivided into small, medium, and large categories. Prices vary according to size.

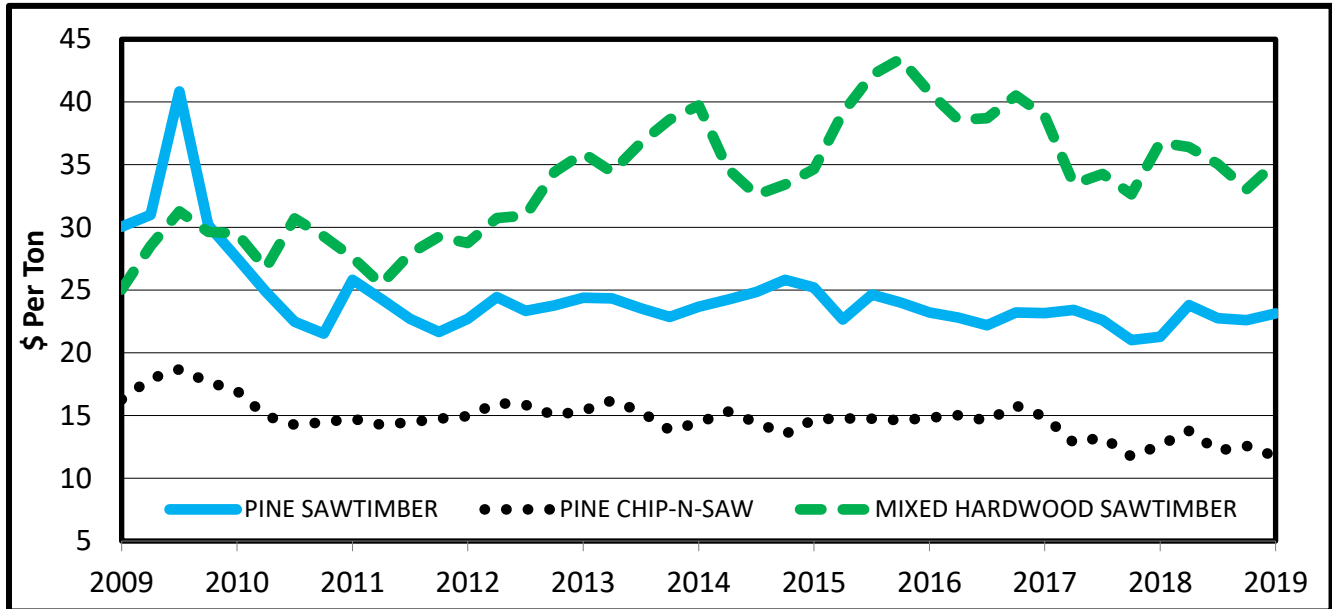
**Table 2: Mississippi 4<sup>th</sup> quarter 2019 hardwood stumpage prices (\$/ton)\*\*.**

Region		Oak Sawtimber	Mixed Hardwood Sawtimber	Hardwood Pulpwood	Crossties
NW	Low	\$31.43	\$11.00	\$2.02	IND
	Average	\$48.83	\$30.96	\$7.95	IND
	High	\$60.00	\$40.00	\$12.25	IND
NE	Low	\$30.00	\$21.60	\$4.00	\$15.00
	Average	\$44.50	\$36.00	\$8.80	\$27.93
	High	\$65.00	\$50.00	\$17.00	\$40.00
SW	Low	\$32.00	\$27.00	\$3.00	IND
	Average	\$45.27	\$35.55	\$4.11	IND
	High	\$53.00	\$47.00	\$5.16	IND
SE	Low	IND	\$35.00	\$7.50	IND
	Average	IND	\$36.67	\$8.04	IND
	High	IND	\$40.00	\$9.21	IND
Statewide	Low	\$30.00	\$19.50	\$2.02	\$15.00
	Average	\$45.86	\$35.17	\$7.30	\$31.16
	High	\$65.00	\$50.00	\$15.00	\$40.00

\*IND = Insufficient or No Data Reported.

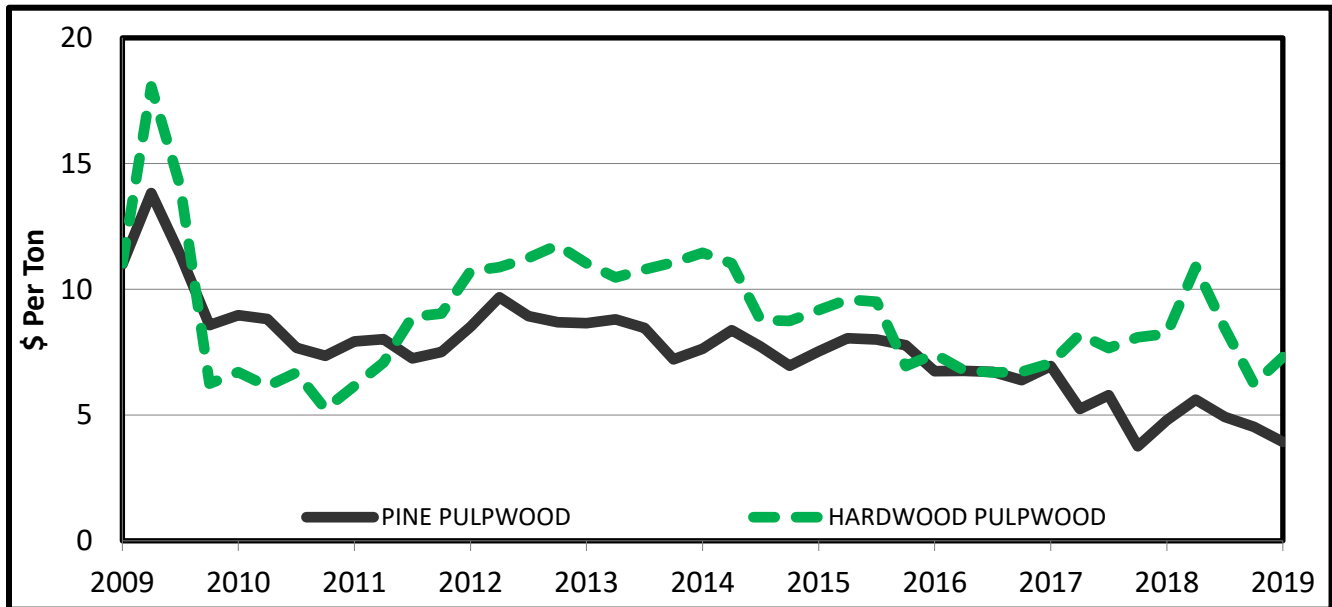
\*\* Product classes are often subdivided into small, medium, and large categories. Prices vary according to size.

**Figure 1: Average Mississippi pine sawtimber, pine chip-n-saw, and mixed hardwood sawtimber stumpage prices (\$/ton) for 4<sup>th</sup> quarter 2009 through 4<sup>th</sup> quarter 2019.\***



\*Prices from 2009-2017 are from Timber Mart-South. 2018-current prices are from Mississippi State University Extension.

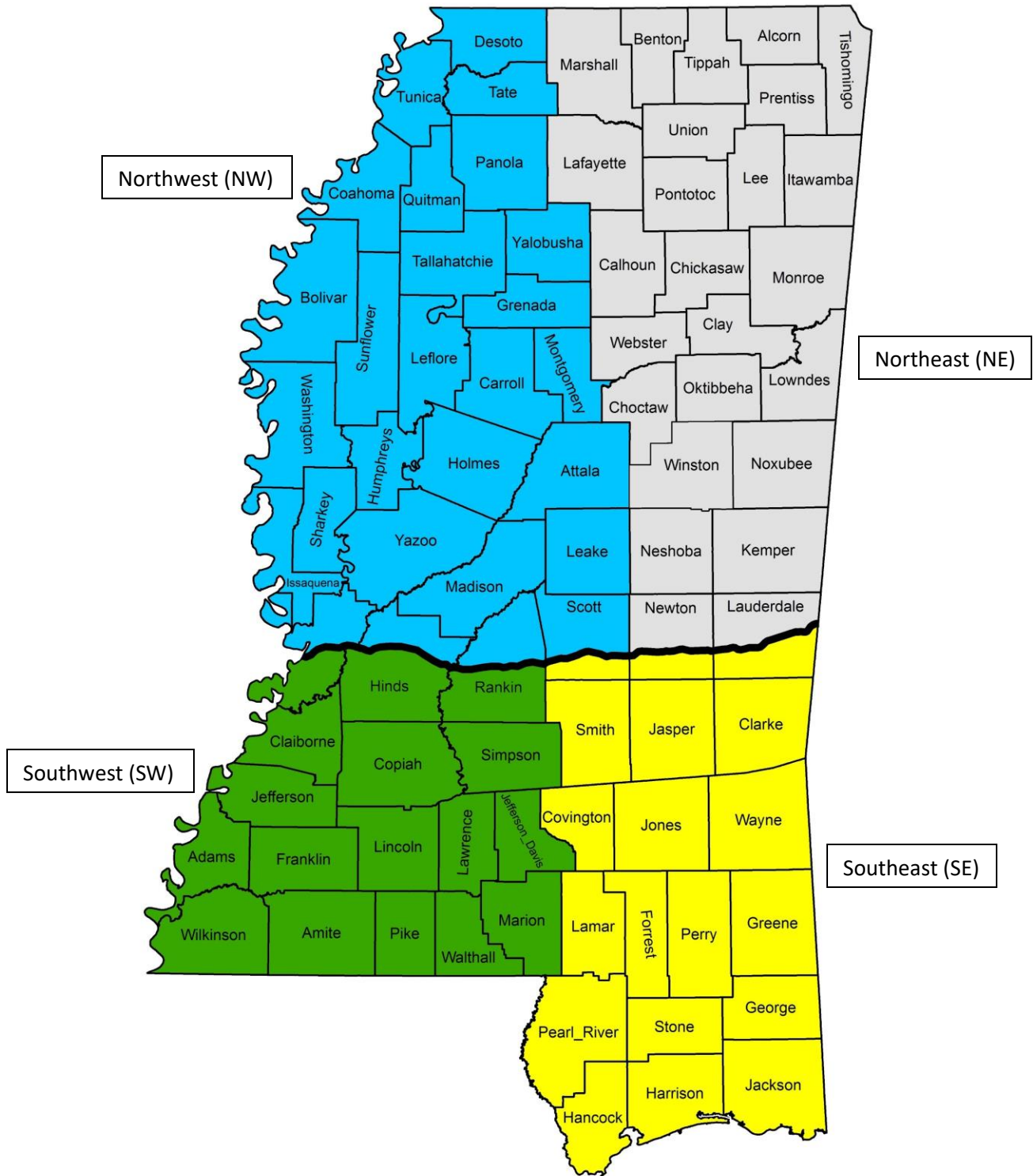
**Figure 2: Average Mississippi pine and hardwood pulpwood stumpage prices (\$/ton) for 4<sup>th</sup> quarter 2009 through 4<sup>th</sup> quarter 2019.\***



\*Prices from 2009-2017 are from Timber Mart-South. 2018-current prices are from Mississippi State University Extension.

\*Timber-Mart South (TMS), Inc. has more detailed data available by subscription that contains values for other timber products not included in this report. TMS is compiled and produced at the Center for forest Business, Warnell School of Forest Resources, University of Georgia, under contract with the Frank W. Norris Foundation, a non-profit corporation serving the forest products industry. See <http://WWW.TMARTSOUTH.COM/> for information on subscriptions.

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