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## FACULTY PUBLICATIONS

### The land expectation value calculated in timberland valuation

[T. J. Straka](#)

[Steven H. Bullard](#), *Stephen F. Austin State University, Arthur Temple College of Forestry and Agriculture*

#### Document Type

Article

#### Publication Date

1996

#### Abstract

Appraisers often use discounted cash flow (DCF) techniques to value timber and timberland. Land expectation value (LEV) is a standard DCF technique applied to many timberland situations. LEV calculates the value of bare land in perpetual timber production and is often used to value evenaged pine plantations. However, it is also useful in the valuation of immature timber stands and uneven-aged timber stands cut periodically. These models have wide applicability in timberland appraisal situations.

#### Comments

Straka, T.J., and S.H. Bullard. 1996. The land expectation value calculated in timberland valuation. *The Appraisal Journal* 64(4):399-405.

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