

**BUSINESS/REAL ESTATE**

1972 14x70 Trailer in Fair Condition. \$3,000. 301 Radloff Ave, Oakley, KS. Call Garnett 785-672-0047. C 4/18

Nice house for sale by owner. 4 BR / 3 BA, covered deck. 419 Smith Dr., Colby. Shown by appointment. 785-460-2549. C 4/18

Home for sale by owner: 241 Cherry, Goodland, KS. Call (785) 821-1446 for appointments. G 3/28-4/28

Contact Owner/Broker Larry Riggs at Kansasland Realtors for listings and sales private treaty or auction, 785-543-4440 or 785-874-4776. N tfn

McEwen Auction: Duane - Darlene, 601 East Holme, Norton, Kansas 67654, Phone 785-877-3032. Experienced in all types of Auctions. N tfn

Warm and Inviting, 2 to 3 bedroom home with basement, remodeled kitchen, 1 1/2 baths, detached double car garage. Lots of character. Please call Samantha, 785-871-7279 to view this attractive home. N tfn

Great Property for sale - Beautiful House, 5 bedrooms, 2 baths, machine shed, horse corral, grain bins, on 15 acres of great pasture. Price Reduced \$198K. 50% owner's finance. View details at: <http://kansascountryhome4sale.com/> or call 1-800-440-0467 or 800-293-7490. N tfn

**FOR RENT**

For Rent, Sale or Lease.

**DOOR & WINDOW REPLACEMENTS**  
SEAMLESS RAIN GUTTERS  
GENERAL CARPENTRY REPAIRS  
**Ron Lucke**  
CUSTOM BUILDING  
(719) 346-8840  
CELL: (719) 349-8840

Extra nice custom built modern home in Colby with high efficiency central heat & AC, new appliances. 620-397-3459 - Allen. C 4/18

**Vacation Apartment** Maui Hawaii, November 11 - 18. Sleeps four, ref., microwave, W/D, walking distance to beach, adjacent to Kapalua Golf, pool 785-460-2258. C 4/18

**Clean 1 and 2 bedroom apartments** in Goodland. Non-smoker, no pets. Contact Janine at (719) 334-6667 or Paul at (719) 334-6800. G 4/11-4/25

**3 Bedroom, 1 bath house** for rent in Colby, central heat/air. 785-462-1047 C 3/28-TFN

**Roll off boxes.** Great for construction projects. Call for details. 785-443-1339. C 2/15-TFN

**Houses & Apartments.** Cole Real Estate in Goodland 785-899-2683. G tfn

**For Rent - Bieber Cottages** in Norton, independent apartment for seniors, 2 bedrooms, 1 bath, handicap accessible, all appliances furnished. Garage emergency response system, water and gas paid. Pet friendly. Contact: Nancy McGinnis, Andbe Home, 785-877-2601. N tfn

**FARM SERVICES/EQUIPMENT**

**Disc Rolling - Rolling on the farm.** Call Ron Lewis, Eustis, NE. 308-486-3501. N tfn

**VEHICLES/RECREATION**

**1992 Dodge Ram** 4x4 5.9 Cummins, and 2002 Ford Explorer Sport Trax 4.0 V6, Both 20 mpg or better. Call (785) 470-7324. O 4/18

**2009 Lincoln MKS** 50,000 miles, excellent mileage, clean. Colby 785-460-2258. C 4/18

1982 Ford F100 Runs Great, new tires, \$800 obo. 36 in TV, \$100. Montgomery Ward Wood Stove, all piping, \$200. (785) 475-8945. O 4/18

**'77 F-150 4x4, new motor,** MSD IGN skyjacker lift, \$12,000 invested. Make offer. Call (785) 821-0824. G 4/11-5/2

**1993 Bounder, 34 feet.** Good condition. Call (785) 899-6315. Goodland. G 4/4-5/4

**2008 Chrysler Aspen,** 83,000 miles, some hail damage, runs great. \$18,500 call 785-443-1042. C 1/25-TFN

**Call us before you pay your next insurance premium.**

American Family Insurance - Rita Peters Agency - Colby 785-462-8246. C 1/25-TFN

1982 Ford F100 - Runs great, new tires, \$800 OBO. 36 h TV, \$100; Montgomery Ward Wood Stove-all piping, \$200. 785-475-8945. N 4/18

**2001 Ford Taurus** - Excellent mechanically, new tires, white, 75,000 miles, serviced, \$4,900. Tom A. Martin. Phone 308-268-4479. N 4/18

**PASTURE WANTED**

**Pasture wanted for 25 to 150 cow/calf pairs** for 2012 and beyond. Lee Hardy, Edmond, KS. 785-871-0832.

**Pasture wanted for cow/calf pairs** for 2012 and beyond. Elwyn Jansonius, 785-973-2313.

**Grass pasture WANTED** to rent, Adam Jones, 785-332-6206.

**FOR SALE**

**Couch, recliner and 2 cabinets.** Call (785) 890-7628, Goodland.

**FOR SALE**  
**2002 Mercury Mountaineer**

- AWD
- 4dr
- 3rd Seat
- Automatic
- Rear AC
- Tow Pkg
- 134,050 miles

**Submit sealed bid to** Farmers State Bank, P.O. Box 160, Oakley, Ks 67748 by 3:00 p.m. April 18<sup>th</sup>.

**For Sale. Delta Champion** truck tool box like new. \$200 (firm) for small pickups like Ford Ranger. Chrome color 785-462-3465.

**Home safe. 18x20 with digital lock.** Suede interior with removable shelf. (720) 620-3988.

**Sofa, dual recliner. 7 feet long.** Desert tan microfiber. (720) 620-3988.

**Machinery for sale: Clark Forklift,** 8,000 pounds. Dual pneumatic tires. Call (785) 821-1808.

**For sale: Washer and dryer,** A1 shape. Call (719) 342-5061, Goodland.

**For sale: 7'x 4' Brunswick pool table.** Excellent condition. Call (719) 397-2249. G 4/18-4/18

**For Sale: Simmental bulls,** yearlings, 2 year olds, red and black. Dixon Farms 785-626-3744. O 4/11-4/18

**Beautiful selection of artificial** arranged flowers in an adjustable frame for the top of tombstones. Call Lois Sieck at (785) 890-2733. G 4/11-5/11

CHAIN LINK fence. St. Francis. Call 785-332-2162.

sf 14c  
**Corner Post Bracing** 1 1/4 g x 8' pipe dollar per foot. (785) 475-7254. O 3/7-4/25  
**Must Sell! Construction materials** in front lot, 740 E. 4th, Colby, viewable outside, call 785-443-1339 to make offer. C 2/15-TFN

**Charolais Bulls and Charolais X Red Angus Bulls.** BBB Charolais, Oakley, KS. Phone 785-672-4145. N 5/23

**For Sale: Our Spring Sale** is going on now at Sander Furniture on W. Hwy. 36 and downtown Norton on Hwy 283. 12 month/0% available. N 4/25

**Round Up Ready Alfalfa Seed** for sale - America's Alfalfa brand. Ward Sumner, dealer. 785-871-1662. N tfn

**Two Sega Genesis** game stations with 25 plus games. \$100 OBO. (785) 890-7224. G 8/3-tfn

**Rubber stamps,** custom made, The Country Advocate, 1205 Main. Goodland, Kansas. (785) 899-2338.

**letsdotea**  
One Year Anniversary  
April 25th- April 28th  
Gloria Tinkham  
Owner  
[letsdotea.com](http://letsdotea.com)  
[sales@letsdotea.com](mailto:sales@letsdotea.com)  
212 Norris Ave. (308) 340-4524  
McCook Neb. (888) 695-5552

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[www.HomeLandRE.com](http://www.HomeLandRE.com)  
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Pat Sloan (785) 443-3261  
Marilyn Meyer (785) 462-2703  
Toni Lindberg (785) 443-4032  
Rock L. Bedore (785) 443-1653  
Tom Harrison (785) 443-0136  
Jerry Wycoff (785) 672-0429

**WOULD CONSIDER LEASE**  
1690 W. 4th  
Well maintained office space  
Call Marilyn Today!

**COMMERCIAL LISTINGS**

2-6 acre lots located along I-70 frontage, Colby, KS. Give Marilyn a call today!  
280 E. 4th, Colby, KS Big opportunity at small cost. \$47,500 PRICE REDUCED Call our office today!  
1690 W. 4th, Colby, KS Well maintained dental office with over 2,100 sq. ft. \$160,000 Give Marilyn a call today!  
217 Center, Oakley, KS Our Place-restaurant with all equipment included. \$180,000 Give Jerry a call today!  
1675 W. 4th, Colby, KS Use the warehouse and let the office lease help with payments. \$195,000 Call Pat for details!  
464 Highway 83, Oakley, KS Colonial Steak House. Excellent opportunity, some owner financing available. \$340,000 Call Tom!  
Commercial lot 6.7 acres adjacent to Wal-Mart with I-70 frontage, Colby, KS (Can be split) \$545,000 Call Rock!  
Commercial lot 10 acres North of Interstate between Franklin & Country Club Drive East of Bourquins. (Can be split) Call Tom!

**AG LAND LISTINGS**

6403 Old Hwy. 40, Park, KS 41 acres grassland, three bedroom house & several out-buildings. \$149,500 Call Rock today!  
480 acres Sherman County, KS Cropland Good productive land with a homestead. - UNDER CONTRACT  
160 acres Thomas County, KS Dryland 11 North & 1 1/2 West of Levant. Immediate possession. All minerals to Buyer. \$3,500/acre Call Rock!

**Full Circle...an Aging Expo**  
Friday, April 27<sup>th</sup> - Catholic Parish Hall, Hill City, KS  
Public Track - 9:15 am - 3:30 am  
\$25 per person or \$40 for 2 family members - \$35 each at the door  
Opportunity for informative sessions on care taking, traumatic brain injury, new road laws, communicating with Alzheimer's patients, life style choices, tiny garden-big rewards, aging with flair, and our featured speaker - **Larry Hatteberg, KAKE TV!**

**Professional Track - 8:30 am - 4:30 pm CEUs Available**  
\$75 all day - \$50 morning only or afternoon only  
Featured Speaker - **Andrew Crocker**, Program Specialist, Texas AgriLife Extension Managing Dementia Behaviors, Use Your Noodle, Have a Ball, Get Your Residents Moving, Lifestyle Choices and Your Health, Virtual Alzheimer's: A Hands-on Experience, Rhythm Play in the Prevention, Treatment & Maintenance of Alzheimer's Disease.  
Pre-register by April 20 - Call 785-462-6281 or visit [www.northwest.ksu.edu/fullcircle](http://www.northwest.ksu.edu/fullcircle)

**LAND AUCTION**  
240 (+/-) Acres Cropland & Grassland  
Rawlins County, Kansas  
Date: Friday, May 4th, 2012  
TIME: 10:00 a.m. CST  
AUCTION LOCATION: St. Mary's Hall, Herndon, KS 67745  
LAND LOCATION: From Herndon, KS 5 miles north on Hwy. 117 to Rd DD, 1 mile west, 1/2 mile north, 1/2 mile north/northwest, 1 1/2 west, to the southwest corner of Tract 1. Tract 2 is located 3/4 mile south on Rd 32.

**Seller: Roseanna Stoney**

Tract	Legal	Cropland Acres	Grassland Acres	Wheat Base/YLD	Milo Base/YLD	2011 Taxes
Tract I	W 1/2 of NW 1/4 of 5-1-31	44.4	34.3	24.3/31	1.5/46	\$104.65
Tract II	S 1/2 of NW 1/4 and N 1/2 of SW 1/4 of 8-1-31	99.1	58.1	49.5/31	3.0/46	\$231.67

**TRACT I:** W 1/2 of NW 1/4 of 5-1-31, Rawlins County, consisting of approximately 45 acres cropland and 31 acres grassland.  
**TRACT II:** S 1/2 of NW 1/4 and N 1/2 of SW 1/4 of 8-1-3, Rawlins County, consisting of approximately 99 acres cropland and 57 acres grassland.

**MANNER OF SALE:** This land will be sold in two individual tracts only.  
**TERMS:** 10% down day of sale, balance due on or before June 5th, 2012.  
**POSSESSION:** Buyer(s) shall receive possession of all cropland planted to wheat after the 2012 wheat harvest. Possession of all open cropland shall be given May 4th, 2012. The Buyer(s) shall receive possession of all grassland on January 1st, 2013.  
**TAXES:** 2012 and subsequent years shall be the responsibility of the Buyer(s).  
**MINERALS:** All, (100%) of the Seller's interest shall go to the Buyer(s) at closing subject to the present mineral reservation.  
**CROPS:** The present Tenant shall retain all, (100%) of all cropland presently planted to wheat.  
**FSA PAYMENTS:** The present Tenant shall receive 90% of the 2012 FSA payments pertaining to the 2012 growing wheat crop. The Buyer(s) shall receive all (100%) of the remaining 2012 FSA payments.  
**LEASES:** This land is being sold subject to the Tenant's rights.  
**TITLE INSURANCE:** Sellers shall provide title evidence the day of the sale. The premium shall be paid one-half by Buyer(s) and one-half by Seller(s) at closing.  
**CLOSING:** On or before June 5th, 2012. Decatur County Title & Abstract, 181 S. Penn, Oberlin, KS 67749 shall be the escrow agent and closing agent. The closing fee shall be paid one-half by Seller and one-half by Buyer(s).  
**INSPECTIONS:** All bidders are responsible for their own inspections concerning facts about the property. Neither the Seller, Glad Real Estate, its agents and representatives make no warranties about the property, expressed or implied.  
**AGENCY:** Glad Real Estate, its agents and representatives are the exclusive agents of the Seller.

Announcements made day of sale shall take precedence over printed matter.

All acreages are based on US Government (FSA) measurements and are considered approximate. Selling subject to easements, reservations, leases, and right-of-ways of record. Glad Real Estate is representing the Seller only, in this transaction.

**Glad Real Estate**  
415 State • P.O. Box 173 • Atwood, KS 67730  
Betty L. Petersen, Broker  
Rocky Hayes - Auctioneer / Sales Agent  
Office: 785-626-2039 • Home: 785-626-9600 • Cell: 785-626-4022  
Visit our website for additional pictures: [www.gladrealestate.com](http://www.gladrealestate.com)

For additional information, photos, or a tour of the land, contact Rocky Hayes at:

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