

# Classifieds

To place your classified ad, mail (155 W. Fifth), fax (785-462-7749), phone (785-462-3963), or stop by our office at 155 W. Fifth

## Real Estate

## Kansas Classified Ad Network

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### South Park Apartments Meadowlark Manor

- Rent based on income -

**785-460-6763**  
EQUAL HOUSING OPPORTUNITY

## Open House

Sunday, April 23, 2006



515 S. Garfield, Colby  
1:00 pm - 2:00 pm

The Makeover is Complete! A very lovely, move-in ready home. Large rooms, corner lot, must see!



985 W. 4th, Colby  
2:00 pm - 3:00 pm

Classic style! 3-4BR, 3-bath with upgrades, corner lot & 2-car garage.

HOSTED by Molly J. Oliver

460-SOLD (7653)

**STOCK REALTY & AUCTION CO.**

390 N. Franklin  
Colby, KS

### Auctions

2-Day Antique Auction April 29-30, 2006. I-35 exit 135 Emporia, Kansas. Wildrose Antique Mall closeout. Antiques, glassware, collectibles, nice furniture. See [www.sinnittauction.com](http://www.sinnittauction.com). Darrell Sinnitt 785-231-0374.

### Business Opportunity

ALL CASH CANDY ROUTE. Do you earn \$800 in a day? Your own local candy route. Includes 30 Machines and Candy. All for \$9995. 1-888-753-3441.

### Educational

MISSOURI WELDING INSTITUTE, INC. Nevada, Missouri. Become a Certified Pipe and Structural Welder. Earn top pay in 18 weeks. Many companies seek our graduates. 1-800-667-5885.

### Financial

\$\$\$CASH\$\$\$ Immediate Cash for Structured Settlements, Annuities, Law Suit, Mortgage Notes & Cash Flows. J.G. Wentworth #1 1-(800)794-7310.

### For Sale

COOL OFF IN YOUR OWN 31' x 19' POOL w/sundeck, fence, filter. Only \$799! 100% Financing! W.A.C. (Installation Extra) Homeowners call us! 1(800) 852-7946 limited area.

### Help Wanted

ABLE TO Travel: Hiring eight people, no experience necessary, all transportation & lodging furnished, expense paid training. Work/travel entire U.S. Must be able to start immediately. Call 1-866-204-3165.

ADVENTUROUS? Hiring sharp outgoing people to TRAVEL US representing major publications. Expense paid training. Return-trip guaranteed. Call today, start tomorrow! Call Tina to apply (800)282-0381.

AERIAL PHOTO COMPANY looking for contract sales agents to sell farm photos within 300 mile radius of home. Proven earnings of \$1,500-\$2,000 per week. Must have own vehicle. Commission sales. 800-332-0085

Award-winning daily wants general assignment reporter who can shoot & paginate. Excellent benefits. Resume: Stu Butcher, The Chanute Tribune, PO Box 559, Chanute KS 66720 or [stut@chanute.com](mailto:stut@chanute.com).

AWESOME TRAVEL JOB!! Young business group seeking 12 sharp individuals! Receive \$500 signing bonus!! Must be able to travel. Call Tiffany@ team-Xtreme 1-888-890-2250 Toll-free!

DEFEND FREEDOM \$15,000 Prior Service Bonus. Up To \$20,000 Non-Prior Service Bonus. Join Our Team! Kansas Army National Guard 1-800-464-8273 [www.kansasarmynationalguard.com](http://www.kansasarmynationalguard.com).

FEED DEALER Wanted: LOOMIX® feed supplements is seeking dealers. Motivated individuals with cattle knowledge and community ties. Flexible hours and supplemental income. Contact Terri @ 800-870-0356 or email [tonso@loomix.com](mailto:tonso@loomix.com) to find out if there is a dealership opportunity in your area.

Now Hiring for 2006 Postal Jobs. \$18.00/hr. starting. Avg. Pay \$57K/year. Federal Benefits, Paid Training & Vacations. No Experience Needed. 1-800-584-1775. Ref #P8301.

Service Tech. Experience preferred. Full benefits. Apply in person or mail resume. Caldwell Implement Co. Inc., 305 West Park Road, PO Box 452, Garnett, KS 66032

"Dog-gone" it.... I shoulda used the Classifieds! Call 462-3963



### SET THE STAGE TO SELL YOUR HOME

New service offered by the newest agent at HomeLand Real Estate, LLC. Utilize the expertise TAWNY STOVER has in low budget home improvements and imagination to set the stage for your home to be the next one SOLD. This FREE tool can be yours by calling Tawny.



785-462-8255 Office  
785-465-8119 Home  
785-443-1054 Cell  
[tawnystover@yahoo.com](mailto:tawnystover@yahoo.com)

**HomeLand**  
REAL ESTATE, LLC

410 N. Franklin  
Colby, KS

[www.ColbyHomeLand.com](http://www.ColbyHomeLand.com)

## You Can Make A Difference

### Home of the Week

725 Cherokee  
\$89,900



Call today to see this home!

1055 Taylor Ave., Colby, KS  
Linda Taylor - Broker

**785-460-3721**



## NOTICE

### AD RATES

For Classified Word ads are as follows:

1-2 days	25¢/word
3-4 days	18¢/word
5-9 days	17¢/word
10-14 days	16¢/word
Monthly (tfn)	15¢/word

(\*Price reflects 15 word minimum ad. Ads must be in our office by 12:00 noon the day before. In case of error, call us the FIRST day your ad runs since we will not be responsible for errors after the first day/week.

### COUNTRY ADVOCATE

\$9.45 for the first 15 words & 55¢ each additional word (per week). Your ad will run 1 time in the Advocate and 1 week in the sister paper of your choice.

ADS MUST BE IN THE OFFICE BY 12:00 NOON ON FRIDAY.

DISPLAY (box) AD DEADLINE FOR FREE PRESS IS 3:00 P.M. TWO DAYS BEFORE AD RUNS.

Classified Display Rate: \$7.15 per column inch

COUNTRY ADVOCATE DEADLINE IS 12:00 NOON ON FRIDAY.

**COLBY FREE PRESS**  
785-462-3963

## FARM & RANCH REALTY, INC.

1420 W. 4<sup>TH</sup> - P.O. BOX 947  
COLBY, KS 67701  
785-462-3904

DONALD L. HAZLETT, Broker

VISIT OUR WEBSITE AT [www.farmandranchrealty.com](http://www.farmandranchrealty.com)

"WHEN YOU LIST WITH FARM & RANCH, IT'S AS GOOD AS SOLD!" DON HAZLETT, BROKER

### WE INVITE YOU TO TALK TO ONE OF OUR REAL ESTATE SPECIALISTS!!!

Naomi Ward • Steve Hazlett • Ron Evans • Ed Currier • Mike Bailey • Neal Mann

### RESIDENTIAL & COMMERCIAL

### NEW LISTING!



1804 Harvey Ct \$159,000

- 140' x 70' Butler Bldg, College & Country Club Drive
- Prairie Sunflower Bldgs, downtown Colby
- Cherry Street lot
- Industrial & commercial lots
- Approx 115' X 200' Commercial Lot - S of Kansas Quick Lube!

### NEW LISTING!



550 N. Mission Ridge \$55,000



2283 CR 36- Rexford \$95,000



1796 CR O \$60,000



585 W. 4th \$87,000

CALL NAOMI TO "LOOK" OR "LIST" - 462-3904

### AUCTION - 4/29/06

48'x80' CHIEF BUILDING & PERSONAL PROPERTY

SAT, 9:30 A.M., MDT  
Auction Location: 632 E. St. Fladler, CO

Personal Property will sell at 9:30 and

Real Estate will sell at 1:00PM followed by the Willys Jeep Trucks, Vehicles, Shop Equip, Lawn & Garden, Fishing & Camping, Snap-on, Mac, Black & Decker Tools and many more tools & misc items!

### AUCTION - 5/17/06

720± ACRES IRRIGATED, DRYLAND & GRASS - Lincoln Co, Colo

WED, 10:30 A.M., MDT  
Auction Location: Legion Flagler, Colorado  
Seller: Robin G. Richie

LEGAL DESCRIPTIONS:  
E/2SW/4 & SE/4 OF 25-8-52  
W/2 & NE/4 OF 36-8-52

Call Neal Mann for more Details!

### AUCTION - 5/19/06

400± ACRES CROPLAND, GRASS & CRP Hodgeman Co, KS

FRI, 10:30 A.M., CDT  
Auction Location: King Center Jetmore, KS

Sellers: First State Bank - Norton

LEGAL DESCRIPTIONS:  
SE/4 & NW/4 OF 36-21-26  
E/2NE/4 OF 35-21-26

This property has an irrigation well, feedlot and excellent creek for hunting!

### ADDITIONAL UPCOMING AUCTIONS

4/29/06 - Real estate & personal property for Myrtle Burgess, Flagler, CO

5/16/06 - Two residential homes in Oberlin, KS

5/17/06 - 720± ac irrigated, dryland & grass by Flagler, Lincoln Co, Colo

5/19/06 - 400 ac NW of Jetmore, Hodgeman Co. - SE/4 & NW/4 of 36-21-26 and E/2NE/4 of 35-21-26. This property has an irrigation well, feedlot, & excellent creek for hunting - Absolute Auction!

### REAL ESTATE FOR SALE

#### THOMAS COUNTY

• 160 ac grass, cropland & improvements 2 mi N of Levant, KS - JUST LISTED!!

• Exceptional Country Home on 20 acres - 4,500 sq. ft home w/50x100 shop, hay shed, barn, corrals -

KIT CARSON CO, COLO - 648 ac CRP- annual pmt \$21,060, S of Seibert- JUST LISTED!!

LINCOLN & KIOWA CO, COLO - D-4 Cattle Ranch, 22,428± deeded, 3,520± leased & 5,285± ac adjacent to all grassland, two good set of improv & corrals, excellent water throughout



20 ACRES ON I-70 AT MINGO

### Showcased Homes of the Week

### OPEN HOUSE

Just watch for Stock Realty's dancing girl with the big yellow arrow, to direct you to our open house on Sunday at 515 S. Garfield, Colby and 985 W. 4th, Colby.

#### JUST LISTED



290 N. Sterling ~ \$76,500

Great cost per sq. ft. Very, very large living room, cove ceiling, 5 BR, 2 baths, corner lot, 2-car grg.

#### BREWSTER HOME



215 Kansas, Brewster ~ \$38,500

Very sharp, move-in ready, 2 BR cottage, vinyl/steel siding, oversized finished grg/workshop.

#### GREAT HOME



335 La Hacienda ~ \$174,900

2-story with full basement situated on tree-covered, 1-acre lot. 5 BR, 4 baths & 2-car garage.

#### GRINNELL HOME



102 2nd St., Grinnell ~ \$58,500

Don't be shy...call Molly & see this "picture perfect" charmer from days gone by. 4 BRs, 2 baths, large lot.

#### FIX ME UP



560 N. Chick ~ \$26,500

Bungalow, ready for your touches - great price, close to downtown.

#### EXCELLENT HOME



2870 N. Range ~ \$199,500

Spacious ranch on 1 plus acre, very well groomed lot, great landscaping; 2-car plus 3-car garage.

#### MULTI-FAMILY



265 N. Mission Ridge ~ \$115,000

This 9-unit apartment bldg. can off set tax dollars and create investment diversity.

#### COME SEE



255 N. Garfield ~ \$99,500

Step into yesterday & see one of Colby's quaint older homes. Lots of original features; large lot.

#### LOTS OF NEW



445 Lawrence ~ \$112,900

Space & style in this 4 BR, 2 bath brick home - great location & lots of upgrades.

#### HAS SO MUCH



1125 Maize Rd ~ \$119,900

Brick 4 BR, 3 bath home. Lovely landscaped yard with privacy fence, finished bsmt & 2-car grg.

#### OFFER IS O.K.



375 W. 7th ~ \$92,500

That's correct! Seller says "Bring all offers" Very inviting 2-story with spacious addition.

#### AGGRESSIVE SELLER



420 Illinois Ave., Brewster ~ \$39,900

Seller says "Let's sell" this brick, older home in Brewster. New, much reduced price.

#### AFFORDABLE HOME



480 Sherman ~ \$41,900

2 BR, spacious home, bsmt offers daylight windows. Large kitchen.

#### GREAT SPACE



1345 E. 8th ~ \$83,900

Family home; large kitchen, 4 BRs, 3 baths, full basement, 1-car garage & large fenced yard.

**Residential Properties** ♦ 665 N. Court - \$25,900 ♦ 940 W. 2<sup>nd</sup> - \$76,000 ♦ 265 W. 6<sup>th</sup> - \$118,900 ♦ 570 N. Range - \$78,500 ♦ 1165 Wheatridge - \$199,000 ♦ 1380 E. 8<sup>th</sup> - \$164,500 ♦ 1750 W. 6<sup>th</sup> - \$78,500 ♦ 425 W. 6<sup>th</sup> - \$96,500 ♦ 1830 W. 5<sup>th</sup> - \$138,500 ♦ 1245 E. 8<sup>th</sup> - \$153,900 ♦ 1840 W. 5<sup>th</sup> - \$99,500 ♦ 830 W. Plum - \$35,000 ♦ 350 E. 4<sup>th</sup> - 48,000 ♦ 175 E. Hill - \$64,000 ♦ 1065 W. 3<sup>rd</sup> - \$82,500 ♦ 795 W. Cedar - \$45,500 ♦ 345 N. Cleveland - \$61,500 ♦ 350 E. 4<sup>th</sup> - \$48,000 ♦ 1011 Court Terrace - \$72,500 ♦ 1245 E. 8<sup>th</sup> - \$153,900 ♦ 255 E. Hill - \$59,000 ♦ 260 S. Lincoln - \$59,900 ♦ 427 Smith Dr. - \$175,000 ♦ 1024 Court Terrace - \$114,000 ♦ 985 W. 4<sup>th</sup> - \$95,000 ♦ 1015 W. 35<sup>th</sup> - \$159,900 ♦ 730 S. Mission Ridge - \$48,500 ♦ 720 N. Nashville - \$119,500 ♦ 635 W. 4<sup>th</sup> - \$79,500 ♦ 1000 E. 9<sup>th</sup> - \$78,500 ♦ 1240 W. 5<sup>th</sup> - \$56,000 ♦ 202 - 2<sup>nd</sup> St, Grinnell - \$78,000 ♦ 1900 N. Range - \$159,900 ♦ 1850 Harvey Ave. - \$179,500 ♦ 1111 Flint - \$59,900 ♦ 930 W. 2<sup>nd</sup> - \$69,000 ♦ 985 S. Range - \$265,000 ♦ 515 S. Garfield - \$74,500

**Residential Building Lots** ♦ Lots 7 & 8, Block 3, Pioneer Add. #2 - \$13,000 ♦ Lots 3 & 4, Block 2, Monterey Sub. - \$20,000 ♦ Lot 1, Block 2, El Chaparral Add. - \$8,250 ♦ Lots 1-3, E 10<sup>th</sup> Lot 4, Block 57, Southview Addition - \$12,500 ♦ Lots 11 & 12, Block 57, Southview Addition - \$6,500 ♦ Approx. 4.4 Acre Rural Lot South of Colby - \$23,400 ♦

For Detailed Information & Color Photos, please visit our website at [www.stockrealtyandauktion.com](http://www.stockrealtyandauktion.com)

MOLLY J. OLIVER  
Residential Specialist  
462-6133 (res.)



**785-460-SOLD (7653); 1-800-258-3318**  
QUALITY LAND BROKERS & AUCTIONEERS  
**STOCK REALTY & AUCTION CO.**  
390 N. Franklin, Suite 100, Colby, KS 67701  
[www.stockrealtyandauktion.com](http://www.stockrealtyandauktion.com)