

Some things in life are worth working for

Owning your own home is one of those things

HomeLand REAL ESTATE, LLC

410 N. Franklin
785-462-8255 www.colbyhomeland.com

REALTOR®

<p>1060 Villa Vista Extraordinary family home in lush private neighborhood. 5 bdrn, 4 bath, 3-car garage.</p>	<p>575 La Hacienda 3 bdrn, 3.8 bath home on 2 acres, mature landscaping. Oak woodwork, living floor plan, lots of natural light & much more.</p>	<p>1065 N Brookside \$129,500 Open floor plan, updated on both floors, 4 bdrn, 2 bath, full finished basement, private back yard w/irrigation on corner lot.</p>
<p>455 Lawrence Dr \$75,000 4 bdrn brick. Full basement. Great location in established neighborhood.</p>	<p>260 S School \$115,000 Workable Seller. Ceiling \$10,000 improvement allowance. Must see.</p>	<p>880 Thompson \$129,000 Great family home—4 bdrn, 4 bath, full finished basement & 2 car garage.</p>
<p>680 W 7th \$54,000 Good investment or first home. Move in ready. 3 bdrn, 2 bath, full finished basement.</p>	<p>580 S School \$78,500 3 bdrn, 2 bath, finished basement, 2 car detached garage. Corner Lot.</p>	<p>230 N Mission \$62,500 Walk to town or school. 3 bdrn, 2 bath home w/finished basement. 2 car garage.</p>
<p>555 E 8th \$45,000 Price Reduced. 3 bdrn, 2 bath, full basement, 1 car detached garage.</p>	<p>1120 E 8th \$51,500 Affordable home with minimal steps. Spacious open living room. 2 bdrn.</p>	<p>815 N Court \$58,500 Original woodwork. Lots of room. 5 bdrn, 1.8 bath, 2 car detached garage.</p>

Join the Sellers that list with HomeLand Real Estate. Your home, along with our many other listings, will be viewed nationally. Speak to us at HomeLandre@attmail.com

Pat Sloan 462-7496 • Marilyn Meyer 462-2708 • Jerry Wycol 673-8788

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If you're looking to:

Buy, Sell, or Trade,

start with

The Colby Free Press CLASSIFIEDS

785-462-3963

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 (12m)	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 time 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.

Rock L. Bedore

Ag/Commercial Specialist
785-460-7653 (Office)
785-462-6930 (Res)

~ COMMERCIAL LISTINGS ~

- NEW!!! Brick 4-plex w/ (2) 2-BR & (2) efficiency apartments. Central heat and A/C, full basement 313 W. 3rd, Colby, KS (313,000)
- 2,500 sq. ft. building w/owner lot, excellent location, formerly a convenience store, 900 E. 4th St Colby, KS. (UNDER CONTRACT)
- Commercial Investment Property 1 0.316 Sq. Ft. building with excellent tenant, located at 111 West 3rd, Olathe, KS, (315,000)
- 2,600 Sq. Ft. Building with full basement, located front sidewalk, located at 47 W N Franklin in downtown Colby, KS. (345,000)
- 7-Unit Apartment Complex with (3) 2-BR & (4) 1-BR units located at 213 North Lake, Colby, KS, Great Cash Flow !! (315,000)

WE WANT YOUR COMMERCIAL LISTINGS!!

"WE SELL"

NEW LISTING **485 W. 4th \$95,000**

3,055 sq. ft. Office Building, w/ new roof in 2007. Main office building includes 7 offices. Can also be used as two office locations with separate entrances and street addresses. Also includes another 24' x 24' building.

WE WANT YOUR LAND LISTINGS!!

"WE SELL"

~ LAND LISTINGS ~

- NEW!!! 160 Acre Shattuck Co., KS CRP and Crophat located South of Edson. (UNDER CONTRACT)
- 48 Acres Thomas Co., w/2nd house, detached garage & tree, 68.4 Ac. of cropland, Balance in Grass, located 13 mi south of Edson, KS immediate possession. (311,000)
- 160 Acres DePaul, Logan County, KS South of Olathe (SOLD)
- NEW PRECINCT 3 acre south edge of Olathe, KS with 3 BR, 2 Bath house, garage and workshop, Hwy. frontage (345,000)

~ UPCOMING AUCTIONS ~

- February 19th - Farm Machinery & Livestock equipment Auction, Axtion, Russell Hodge, Owan, Leos, KS
- March 4th - Ann Farm Machinery & Construction Equipment Auction, Canal, Neb, NE
- March 6th - Farm Machinery & Auction, Turner Auction, All & Book Glass, Owan & Bob Kaler Book, Spaulding, NE
- March 19th - Farm Machinery Auction, Don Axtion, Mo, Deibel, KS

STOCK REALTY & AUCTION CO.

390 N. Franklin, Ste. 100, Colby, KS 67701
www.stockrealtyauction.com
785-460-SOLD (7653)

QUALITY LAND BROKERS & AUCTIONEERS

Use the Classifieds!

TC RANCH ANGUS SALE

Wed., Feb. 27 • 12:30 CST

Buy from a herd which has had a program for 59 years. Selling: 200 yearling bulls & 30 Fall yearling heifers & 60 halter calf wean. Complete ratio data and EPDs. REAL BEEF BULLS FOR TOP CATTLEMEN.

WANCE & DRU UDEM
Franklin, NE
855-70 BILLS

Get Caught Recycling!

www.getcaughtrecycling.org

THINKING OF REFINANCING OR PURCHASING THAT NEW HOME???

With home mortgage interest rates still low - now is the time to come check out what options we have available. You can save money by dropping your current interest rate with a refinace. Drop by or call and see what we can do for you today!

Jacques Galamboski
Mortgage Loan Officer

280 W. 4th, Colby, KS
785-462-3321
1-800-469-3321

COLBY FREE PRESS

785-462-3963

NEW TO THE MARKET

116 E 8th
A great little find in this charming brick home with 4 bdrn, 2 baths & an attached garage. Easy yard care with sprinklers & private backyard, plus a nice residential area. Add your personal décor & begin enjoying today.

128 E 8th
Check out this nice charmer with 2 bdrn, 1 bath, appliances & no steps, plus a carport & storage bldg. Priced in the low's. It's practical & affordable.

Call Pat Sloan
462-7495

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410 N. Franklin 462-8255
www.colbyhomeland.com

FARM MACHINERY & EQUIPMENT AUCTION

TUESDAY FEB. 26, 2008 @ 10:30 AM, MST

SELLERS: Mike & Julie Livingston, et al.

AUCTION LOCATION: From I-70 exit 419 at Stratton, CO, go 1/2 mi N & 1/2 mi E to the junction of Hwy 24 & CO 57, then 12 1/2 mi N to the sale site. SIGNS WILL BE POSTED!

 '06 CHALLENGER CHL870	 '03 MT 766	 '88 KENWORTH
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TRACTORS, COMBINE & HEADERS:

- '03 Challenger MT 755, 210HP, 4 scv's, PTO, 3pt, QT, & Grouser FH400/2100 6-way blade, (to be sold separately)
- '78 JD 4840, 3 scv's, Big 1000 PTO, QT, 3pt, 8 spd PS, duals
- '76 JD 4630, 3 scv's, 1000 PTO, QT, 8 spd PS, duals
- '66 JD 4020 w/loader, 1 scv, 540 PTO, 3pt, 8 spd
- '63 JD 4010 w/158grapple loader, 2 scv's, PTO, 3pt, Hlinker cab
- '62 JD 4010, 2 scv's, 540 PTO, 3pt, 8 spd
- MM GB 403C-4, propane, PTO
- '05 Challenger CHL670, long auger, bin ext, straw chopper, Fieldstar Agco GPS, 978 eng hrs, 742 sep hrs
- '03 Challenger 1230 12-row corn head
- '03 Challenger 30' grain platform
- Cimarron header tri

GRAIN CARTS:

- '04 Brent 880
- 2) Big 12 DK600

TRUCKS, PICKUPS & CAMPER:

- '96 KW, N14 Select Cummins, 9 spd Fuller '84 KW, CAT 3406DITA, RTO14613 400HP, air ride, w/'97 Oswalt CMW19 manure spreader '75 Ford truck, 361 eng, 5x2, w/16" B&H '00 Ford Lariat Superduty F350, 4x4, Powerstroke V8 diesel, w/H200 HydraBed, recessed 5th wheel '97 Ford XLT F250, 4x4, Powerstroke diesel, 5th wheel '92 Chevy Z71 Silverado 1500, 4x4, 350, 5th wheel '89 Ford XLT Lariat F250 '79 Ford F350 '77 Ford 250XLT '90 "King of the Road" 36' Camper, model F360FL-SR, 5th wheel, slideout, 2 AC's
- TRAILERS: '99 Wilson 42' "Pacesetter" DWH-400 dbl hopper grain tri '73 Merritt 47' aluminum cattle pot '97 Boss 7'x24' GN stock tri 'Hayrack' Snowmobile tri '85 Sundowner 6'x16' stock tri

TRAILERS CONT'D

- '24' Winter Wells WW20FTAS HD steel drop-deck tri '8' x 20' HD tandem axle machine tri • Single axle semi dolly tri
- FARM MACHINERY & LIVESTOCK EQUIP: JD 1720 MaxEmerge Plus 12-row planter, 3 bu boxes, Orthman 614-102 markers • Orthman model 836-105 1TRIP • Combo caddy w/2) Demco 500 gal fert tanks • Renn RMC30 PTO roller mill • Krause 2514 20' chisel • Krause 960A 30' disc • JD 400 30' rotary hoe • KMC 12-row rolling cultivator on Orthman 7x7 folding bar • Kent 63286 Series VI 30' field conditioner • Tye 30' grain drill, model 304-4250 w/3pt alfalfa seeder attachment • NH 320 14"x18 square baler • NH 2331 hayline sweeper head, low acreage • NH 2330 adapter for NH 2331 hayline • 2) JD 1600 40' chisel w/Degelman harrows • Krause 4515 stalk slicer • Orthman 609-05 8-row bean knife • 8-row 3pt bean blade • Chemigation units • Friesen 220 seed tender
- Hutchinson/Mayrath unloading conveyor • '96 Wylie pull-type sprayer w/60' booms • PR hyd chute • 4) Hay tarps, 35'x48' • Hi-Qual - 10' 12' & 16' panels & gates • Hi-Qual maternity pen-headgate & more
- FUEL TANKS, SHOPMENT & MISC: 8,000 gal diesel tank • 1,000 gal fuel tri, 5HP Honda motor • Monarch transfer pump • Lincoln Ranger 250 gas welder/generator • Emglo 452TV air compressor • 2,000 lbs Fleeta pinto bean seeds AND MANY MORE ITEMS TOO NUMEROUS TO LIST!!

SELLING BETWEEN 11:00 - 12:00

- '729 alfalfa round bales
- RFV range - 172 to 259

www.farmandranchrealty.com

<p>Just Listed Lovely well-level home. Great location, 3 bdrn, 2 bath, 2-car garage. Call Pat Sloan 462-7495</p>	<p>Beautiful Brick Ranch Great four bdrn, lots of updates, 3 BR, 3 bath, 3-car garage. Call Pat Sloan 462-7495</p>	<p>Location Location Brick 5 BR, 3 bath home w/ full finished basement. Best location in private area. Call Pat Sloan 462-7495</p>	<p>Home Land Listing Aristo 1-story of fantastic features—wood floors, granite kitchen, hardwood floors. Call Pat Sloan 462-7495</p>
<p>Full of Potential Sleazy, 5 BR, 3 bath home. This home is full of potential. Call Pat Sloan 462-7495</p>	<p>Purchasing Included Brick ranch, 3 BR home. Call Pat Sloan 462-7495</p>	<p>Attractive and Affordable 3 BR ranch-style home w/ full basement, fenced rear yard, huge kitchen. Call Pat Sloan 462-7495</p>	<p>Newer on Market Open layout, big kitchen, newer lot w/ detached home, hardwood floors. Call Pat Sloan 462-7495</p>

Public Notice

IN THE DISTRICT COURT OF THOMAS COUNTY, KANSAS PROBATE DIVISION

IN THE MATTER OF THE ESTATE OF) JOHN EDGAR LEWIS

Case No. 08-PR-5

NOTICE OF HEARING

The State of Kansas to All Persons Concerned:

You are hereby notified that a petition has been filed in this court by Merry L. Lewis, as surviving spouse and one of the heirs of John Edgar Lewis, deceased, praying for the determination of the descent; and you are hereby required to file your written defenses thereto on or before March 4, 2008, at 10:00 a.m. of said day, in said court, in the City of Colby, Thomas County, Kansas, at which time and place said cause will be heard. Should you fail therein, judgment and decree will be entered in due course upon said petition.

Merry L. Lewis
Petitioner

Calvin K. Williams
Attorney for Petitioner
280 N. Court Ave.
P.O. Box 304
Colby, Kansas 67701
(785)460-9777

(Published in the Colby Free Press February 8, 15 and 22, 2008.)

Molly says "Go to our website at www.stockrealtyauction.com to view great virtual tours on all listings."

785-460-SOLD (7653); 1-800-258-3318

RESIDENTIAL SPECIALIST

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FARM & RANCH REALTY, INC.

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