

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 Real Estate Real Estate Real Estate Real Estate Real Estate

FARM & RANCH REALTY, INC.

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YEARS OF
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1420 W. 4TH. - P.O. BO 947
COLBY, KS 67701
785-462-3904

DONALD L. HAZLETT, Broker

www.farmandranchrealty.com

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

LAND & COMMERCIAL Opportunities

Stock Realty and Auction Company
Your "WE SELL" Team

Land

- *Grass & Improvements*** *Cheyenne Co.* 1/2 Section Grass & New Home. Price \$398,000
Location: Hwy 27 to Sherman/Cheyenne Co. Line. 2 E. & 1 1/2 N.
- *Irrigated Land*** *Gove Co.* 264 acres +/- cropland. Price \$680,000
Location: Between Campus & Grinnell.
- *CRP Land*** *Sherman Co.* 139 acres +/- CRP Land. Price \$92,000
Location: 2 miles E. of Rd 3, Kanarado KS between Hwy 24 - I-70.
- *Dryland & Grass*** *Logan Co.* 475 acres +/- Dryland. Price \$400,000
Location: 11 miles S. & 6 1/2 miles W. of Oakley, KS.
- *CRP Land*** *Cheyenne Co.* 160 acres +/- CRP Land. Price \$91,000
Location: Just S. of the KS/NE State line on E. side Rd. 5.
- *CRP Land*** *Cheyenne Co.* 463 acres +/- CRP Land. Price \$260,000
Location: Just S. of KS/NE State line on W. side of Rd. 5.
- *Sprinkler Irrigated*** *Thomas Co.* 584 acres +/- of irrigated land. Price \$2,985/acre.
Location: 2 1/2 miles E. & 3 miles S. of Mingo, KS.
- *Sprinkler Irrigated*** *Thomas Co.* 555 Acres +/- of irrigated land. Price \$2,985/acre.
Location: 3 miles S. and 1 1/2 miles E. of Mingo, KS.

Sheridan Co. 316 acres +/- cropland/grass & Improvements. Price \$442,000
Location: Aprox. 2 E. of Grinnell & 2 1/2 N. to Homestead.

Dryland & Grass *Gove Co.* 190 acres +/- grass & dryland.
Location: 3 miles S. of Grainfield on Hwy 23.

Commercial

Investment Opportunity Price: \$185,000.
Location: 900 E 4th, Colby, KS. Call Terry.

Car Wash - Opportunity - Just Listed.
Location: 245 W. 4th, Colby, KS. Call Molly.

LAND AUCTION

800 ACRES CROPLAND & GRASS THOMAS COUNTY, KS

Seller: Margaret Roulier
MONDAY, DEC. 15, 2008
@ 10:30AM, CST

AUCTION LOCATION: City Limits
Convention Center, Colby

Excellent Cropland selling in
3 tracts & combos:

TRACT 1 - N/2 OF 26-6-36
TRACT 2 - S/2 OF 26-6-36
TRACT 3 - SE/4 OF 1-8-36

Call Ron Evans, Listing Agent

GRAHAM COUNTY, KS LAND AUCTION

360 ACRES GRASS & CROPLAND

SELLER: James R. & Mary Anne McVey
TUES., DEC. 16, 2008
@ 10:30AM, CST

AUCTION LOCATION:
Cowboy Junction, Hill City, KS

Selling in 2 individual tracts
TRACT 1: Seller will offer "Owner-Financing"
E/2 of 16-10-21 - 116.5 ac cropland & 204.8± ac grass
TRACT 2: 45± a tract in 11-8-23 43.7± ac grass

Scotty Legere, Listing Agent

1,120 ACRES CROPLAND LAND AUCTION

THOMAS COUNTY, KS

Seller: Ronald E. Thiel Trust
THUR., DEC. 18, 2008
@ 10:30AM, CST

AUCTION LOCATION: City Limits
Convention Center, Colby

Excellent farmland selling at **ABSOLUTE "MULTI-PARCEL" AUCTION** in 4 tracts & combos:

TRACT 1 - NE/4 OF 11-9-34
TRACT 2 - NW/4 OF 11-9-34
TRACT 3 - SE/4 OF 3-9-34
TRACT 4 - ALL OF 21-9-35

Call Steve Hazlett, Agent

320 ACRES CROPLAND LAND AUCTION

SHERIDAN COUNTY, KS

Fri, Dec. 19, 2008
@ 10:30 AM, CST

AUCTION LOCATION:
Q-Inn, Quinter

SELLER: FULLER FAMILY

N/2 OF 10-10-26

This land would be an excellent investment in mineral rights and producing cropland.

Neal Mann, Agent

REAL ESTATE FOR SALE

NEW LISTINGS:

WA - 640 ac CRP & grass SE of Sharon Springs, KS- 5-14-39
OB - 80 ac cropland NW of Osborne, KS - E/2NW/4 OF 10-6-15
TH - 320 ac near level cropland SW of Menlo, KS -S/2 of 4-9-31 -subject to seller leaseback
SD - 120,000 bu grain storage - leaseback available @ 6% to Buyer
SD - 152 ac pivot sprinkler cropland -near the TH/SD Co line SE of Menlo, KS - SW/4 of 9-9-30-subject to seller leaseback w/6% return to Buyer
GO - 160 ac CRP & Oil production S of Gove, KS on Hwy 23
CHEYENNE CO, COLO: - 628.7 ac CRP N of Arapahoe - 32-12-42

RECENT LISTINGS:

SD - 3 qtrs W of Hoxie, KS (near Seguin) - 2 irr & 1 dryland - Seller leaseback - Great Investment Property
SH - 480 ac 4S & 1E of Edson, KS - 449.4 ac cropland - 180 ac wheat planted - 1/3rd to the Buyer
TH - 320 ac cropland SW of Levant (W/2 of 29-9-35), all stubble sprayed & ready for Spring planting
TH - **PRICE REDUCED** -- 71± ac irr cropland S of Colby, KS - imm possession
TH-120 ac pivot irrigated & 100 ac dryland SE of Colby, KS on I-70 - 6 1/2% return to Buyer under current lease
BACA CO, COLO: 480 ac CRP in exc farming area - available in 2 tracts

CHECK OUR WEB SITE FOR ADDITIONAL LISTINGS!

RESIDENTIAL & COMMERCIAL LISTINGS

FOR SALE OR LEASE

Local JD Implement dealer will offer for sale or lease their present facility on Hwy 24 consisting of 13+ acres w/27,000 sq. ft. of office, shop & storage buildings.

20 AC HOMES!

1047 CR 25 - Colby

810 S. Garfield - \$53,000

"When you list with Farm & Ranch, it's as good as SOLD!"

Stock's Full Team of "YELLOW SHIRTS" & Experience want to handle your next Auction...
Call the "WE SELL" TEAM.

• Call one of the Stock Team Agents •

Terry Stover: 785-626-2082 Molly Oliver: 785-462-5203
Johnny Crist: 620-272-1207 Ron Stock: 402-649-3705
Mark Stock: 402-276-2077

STOCK REALTY & AUCTION CO.
390 N. Franklin, Ste. 100, Colby, KS 67701
www.stockrealtyanduction.com
785-460-SOLD (7653)
QUALITY LAND BROKERS & AUCTIONEERS

Don't be the missing link!!

Please recycle.

JUST LISTED

245 W. 4th

Call Molly today for details on this car wash with excellent location.

MOLLY J. OLIVER
460-SOLD (7653)
462-6133 (Res.)

STOCK REALTY & AUCTION CO.
390 N. Franklin
Colby, KS

General Public Transportation Van

Hours: 8 am to 4 pm
Days: Monday - Friday
Phone:
460-2901 (8 am-12:30 pm)
443-9208 (12:30 pm - 4 pm)

If possible call for Reservations by 11 am the previous business day. Provided to Colby, Brewster, Gem, Menlo, Rexford and a Portion of Oakley as needed.

"This Project Funded in Part by the KDOT Public Transit Program"

PUBLIC NOTICE

Without public notices in the newspaper, this may be the information you get.

PUBLIC NOTICES IN NEWSPAPERS
Where public information is accessible to the public.

VISIT HOXIE!!

Hoxie Business Directory

Advertising pays!!
Give Heather a call TODAY!! 462-3963

SCHC

The Road to Wellness in Northwest Kansas

SHERIDAN COUNTY HEALTH COMPLEX

- Hospital • Hoxie Medical Clinic
- Long Term Care Center • Assisted Living

Hoxie Medical Clinic

Dr. Brewster Kellogg - Kaylee Watkins, ARNP-C
Kerri Rowh, ARNP
785-675-3018
826 18th ~ Hoxie, KS

Selden Community Clinic

Kerri Rowh, ARNP - OPEN THURSDAYS 8:30 - NOON
785-386-4380
112 N. Kansas ~ Selden, KS

Advertising Executive

Are you interested in a better job? A professional position, dealing with the business community?

The Colby Free Press, an award-winning daily newspaper, is looking for an advertising executive. This person will represent the newspaper and the County Advocate with customers in the community as part of a three-person advertising department.

Call Steve Haynes, Publisher,
to set-up an interview. EOE

COLBY FREE PRESS 155 W. 5th
462-3963

GIVE BLOOD. SHARE LIFE!

For more information on donating blood, please call 1-888-719-8929 or in the Wichita area, 268-0834

American Red Cross

RECOVERY.....

The Bright Side of Addiction

Narcotics Anonymous is there for you and your family!

Meetings are Open to the Public
City Hall Basement
Tues., Fri. & Sun. - 8:00 p.m.

Stock Realty & Auction Featured Homes

Just Listed

- Super Value
- 3 BR, 2 Baths

1185 E 8th \$62,500

Look-Buy

- 1 1/2 Story Charming
- Garage & Sprinklers

940 W. 2nd \$59,900

Reduced

- New Kitchen
- 2-4 Bedrooms

405 W. Ash \$43,500

Reduced

- Seller helps Buyer
- Attractive Home

225 S. Cleveland \$56,900

Wow

- Lots of Improvements
- Theatre room

655 N. Lincoln \$68,000

Opportunity

- Great Value
- Make an offer

620 N. Sterling \$99,500

Brewster Home

- 5 BR, 2 bath
- Full bsmt. 2 car grg.

212 Iowa Ave. \$72,000

Brewster Home

- Lovely Inside & Outside
- 3 Car grg. Plus extra grg.

525 Main \$115,000

Rexford Home

- Lots of Value
- 5 BRs, 2 1/2 baths

155 Main \$61,000

Come View

- A Special Home
- Like New

240 Court Ave. \$135,000

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

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