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Real Estate

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ANTIQUE TRACTORS & CARS AUCTION

FRIDAY
MAY 1, 2009
@ 10:30 AM, CDT

SELLERS:

ED MILLER, JOANN MILLER & OTTO SCHROEDER

AUCTION LOCATION: FARM & RANCH REALTY AUCTION PAVILION ½ MILE WEST OF COLBY ON HIGHWAY 24.



Tractors: JD B, D, H, W, MT, 720 & MC Crawler; Case D & VAC; Oiver 70 & Cletrac crawler; Farmall H, M, WD9; MM U; Avery; AC
Cars: Model T; '27 Chevy; 69 Camero; '88 Corvette; '65 El Camino; '60 Thunderbird; '63 Honda "Dream"; '27 Chevy;
Guns and many more Antiques

CALL FOR COMPLETE BROCHURE OR VISIT
www.farmandranchrealty.com

FARM & RANCH REALTY, INC.



1420 W. 4TH • COLBY, KS 67701
785-462-3904 or 1-800-247-7863
DONALD L. HAZLETT,
Broker/Auctioneer

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

~UPCOMING AUCTIONS~

Maxine McKillip & Dwight Trusty Estates
Large Household-Antiques-Glassware-Vehicles
Hayes Center, Nebraska.
Saturday, April 18 - 10:00 A.M. CDT

Charles Teply Estate
Household-Antique-Vehicle
Palisade, Nebraska.
Saturday, April 25 - 10:00 A.M. CDT

Geneva Rutledge Estate
Nice Quality Furniture & Household
Palisade, Nebraska.
Saturday, May 2 - 10:00 A.M. CDT

Lindudugel-Vlasin-Guest Consignors
Nice Household-Vehicle-Antiques
Hayes Center, Nebraska.
Saturday, June 6-10:00 A.M. CDT

Fore more information or complete sale bill contact:
Vrbas Auction Service ~ Palisade, NE 69040
308-285-3240 ~ www.vrbasauction.com

Homeland Realty & Auction

NEW 800 ACRES GRAHAM CO. CRP with irrigation wells located Northwest of Hill City, KS. Immediate possession. \$840/ acre.

NEW 400 ACRES LOGAN COUNTY. grass and cropland w/improvements located at Page City, KS. Beautiful 2 story home with barn and cattle working facility, Quonset building, grain storage and cattle feeding pens. - \$875,000.

NEW 480 ACRES LOGAN COUNTY sprinkler irrigated land located 1 mile North of Page City, KS, excellent farmland with 3 wells & 3 sprinklers - \$2,150/ acre.

615 ac. M/L LOGAN CO. cropland and grass with ALL of 2009 wheat going to Buyer. Located 1 mile North of Winona, Kansas. \$1,175/ acre.

160 Acres CHEYENNE CO. CRP and cropland located Southwest of Bird City, KS. Immediate possession. \$550/ acre. **(UNDER CONTRACT)**

640 ac. GOVE CO. grass & cropland. Excellent fences, small farmstead, garage & corrals. Irrigation equipment included. 2 East & 2 South of Oakley, KS. \$775/ acre.

296 ac. SHERIDAN CO. Sprinkler irrigated on West edge of Angelus, KS. \$2,250/ acre.

640 ac. LOGAN CO. Cropland and grass West of Winona, KS. \$625/ acre.

35.5 ac. THOMAS CO. Grassland 4.5 miles North & 1/2 mile West of Colby, KS \$90,000.



1675 W. 4th
6,000 sq' office/retail bldg. plus 4,500 sq' warehouse w/dock. High traffic area & move in ready.



310-316 W. 7th Oakley
Well maintained brick 4-plex. Good income potential. Recent maintenance and updates done.

COMMERCIAL LOT in Colby's Industrial Area just off of I-70 Exit 53, \$47,000. Great building location. Call Rock.

LOCATE to Colby's fastest growing area. I-70 frontage, 2-6 ac lots. Join Colby Petro, Colby Implement and others. Call Marilyn.

9 UNIT mobile home park. Good rental history & management available.

206-208 PLUM ST OAKLEY Duplex. Great rental history, 2 bedroom, 1 bath, 1 car garage for each unit. Call Marilyn.

1340-1342 E. 9th COLBY Duplex. Investment property, nice residential area, 3 bedrooms, 1 bath each unit. Good rental history. Call Pat.

HomeLand REALTY AUCTION
"Western Hospitality"
410 N. Franklin
785-462-8255

Agents

Rock L. Bedore 785-443-1653
Jerry Wycoff 785-672-0429
Marilyn Meyer 785-462-2703
Pat Sloan 785-460-7495
www.colbyhomeland.com

WANTED LAND TO SELL

Contact



Call: Molly Oliver
785-462-5203



Call: Terry Stover
785-626-2082

OR

STOCK REALTY & AUCTION CO.
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QUALITY LAND BROKERS & AUCTIONEERS

Stock Realty & Auction Featured Homes

Just Listed



• **Storybook Charm**
• 3 BR, 2 baths
180 S. Garfield \$89,900

New Windows



• **Great Value**
• 4 BR, 2 baths
725 S. Garfield \$99,500

Brewster, KS



• **A must see**
• **Large lot & 30x36 Bldg.**
400 Hastings \$95,000

Look!!



• **Starter Home or Rental**
• 2 car garage
785 W. Summit #39,900

Opportunity



• **Lots of Potential**
• 5 BR 2 bath
685 N. Court \$57,000

A "Ten"



• 3 BR- 1 Bath
• **Newer windows**
155 E. Hill \$66,500

Newer Home



• **Fantastic Landscaping**
• **Formal dining**
345 E. Plum \$184,500

Rexford, KS



• 5 BR - 3 bath
• **Large lot**
155 Main \$61,000

Homes Wanted
Put Your Home Here!

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



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DON HAZLETT

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

AUCTION SCHEDULE

04/14/09 - 1,280 ac Kit Carson Co, Colo & 320 ac Sherman Co., KS irrigated & dryland cropland, grass & improvements for Rhoades Family - Exc for cow/calf operator or farmer

04/21/09 - 480 ac Graham County cropland, grass & improvements N of Hill City for the Raymond & Elizabeth Wolf family - E/2 of 13-7-23 & SW/4 of 36-6-23

04/29/09 - 2,922± ac grass, cropland & CRP in Washington & Lincoln Counties, CO selling in two tracts & combo for the Melia family

05/01/09 - Antique tractors, cars, & machinery auction for Ed Miller, JoAnn Miller & Otto Schroeder - Colby, KS



05/13/09 - 480 ac Graham County cropland & grass for Bill Georgeson

CALL FOR COMPLETE BROCHURES!

REAL ESTATE FOR SALE



NORTON:

• 160 ac cropland & grass NE of Norton

GRAHAM:

• 520 ac 1E & 1S of Morland, good grass w/live water & pond

• 160 ac grassland, abundant live water, **OUTSTANDING HUNTING**, S of Palco

SHERIDAN:

• 160 ac cropland NE of Hoxie

• 560 ac consisting of 261 ac cropland & 290 ac grass, imm poss, 1W & 3N of Angelus

• 160 ac irrigated W of Hoxie, KS, 1N of Hwy 24 subject to Seller leaseback
KIOWA CO, COLO: 230± acres cropland, all wheat going to Buyer N of Towner, CO - JUST LISTED!

CHECK OUR WEB SITE at www.farmandranchrealty.com

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

Stick With the Classifieds.

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The Colby Free Press Classifieds
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HomeLand REALTY AUCTION
"Western Hospitality"
www.colbyhomeland.com
410 N. Franklin
785-462-8255



850 E. 6th \$78,500
Minimal steps, small yard, full finished bsmt. Great starter or retirement home.



1818 Harvey Ct.
4 bdrm, 3 bath w/true master suite. Wrap around floor plan for easy entertaining.



575 La Hacienda
Locations & quality here. 5 bdrm, 3.5 bath brick ranch is perfect condition. 2 acres of mature landscaping. Look no further.

585 W. 8th - **NEW** \$14,500
625 W. 7th \$27,500
815 S. Lincoln \$39,000
515 S. Grant \$45,900
685 W. 6th \$49,900
660 N. Garfield - **LOWERED** \$50,900
680 S. Grant - **NEW** \$62,500
680 W. 4th - **LOWERED** \$69,900
855 S. Grant \$72,500
510 S. Lincoln **UNDER CONTRACT**



735 Kings Ct.
Proudly presenting this fantastic custom-built home with over 3,400 sq. ft. of finished living space. Enjoy the well designed open floor plan, spacious master suite with whirlpool, and the tasteful decor. Basement has great natural lighting & an abundance of storage. This 5 yr. old home is like new. Call Pat for a private tour today!



685 W. 5th \$134,900
4 bdrm, 2.5 bath, w/full basement. Master suite filled with built-ins and storage. Original hardwood oak, splendid windows add to unique architecture.



585 W. 8th \$14,500
A property w/many possibilities. Approx. 6 full lots. There is a 9 ft.x14 ft. metal storage building with a concrete floor and an overhead door. House is approx. 900 sq. ft.



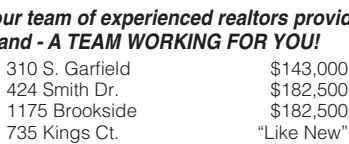
680 W. 4th \$69,000
If you like a touch of yesteryear, come enjoy this charming front sitting porch. Step inside and delight in the modern flare that enhances the older home. Great open floor plan with a spacious living/dining room: a main level family room, laundry and modern kitchen. The partial basement gives you added storage, office, or bedroom area all at a new lower price. **A MUST SEE!**



1340/42 E. 9th \$80,000
Investment property, nice residential area. 3 bdrm, 1 bath each unit. Good rental history. Call Pat for more information!



625 E 7th \$27,500
3 bedroom, 1 bath home, includes all appliances. Nice hardwood floors.



1285 E. 8th. \$133,500
2200 sq. ft. home w/5 bdrms, 2 baths & a spacious back yard. Low maintenance.



Join the Sellers that list with HomeLand Real Estate. Your home, along with our many other listings, will be viewed nationally.

Pat Sloan 460-7495
Marilyn Meyer 462-2703

Rock L. Bedore 462-6930
Jerry Wycoff 672-3763