

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

Kansas Classified Network

Career Opportunity
ATTEND COLLEGE ONLINE from Home. *Medical, *Business, *Criminal Justice, *Hospitality. Job placement assistance. Computer available. Financial Aid if qualified. SCHEV certified. Call 888-220-3977 www.CenturaOnline.com

Career Training
AIRLINES ARE HIRING - Train for hands on Aviation Maintenance Career. FAA approved program. Financial aid if qualified - Housing available CALL Aviation Institute of Maintenance 888-248-7449.

Educational
ALLIED HEALTH career training - Attend college 100% online. Job placement assistance. Computer available. Financial Aid if qualified. SCHEV certified. Call 800-481-9409 www.CenturaOnline.com

For Sale
It's not too late to find the keys to their heart. Enjoy special pricing on grand, digital, and vertical pianos during our Valentine's sale! 800-950-3774 - Piano4u.com

Help Wanted/Truck Driver
Need CDL Drivers A or B with 2 yrs recent commercial experience to transfer motor homes, straight trucks, tractors, and buses. www.mamotransportation.com 1-800-501-3783

Electric Power Lineman
Midwest Energy, Inc. an electric and natural gas utility serving 45,000 electric customers in 25 counties in Northwest Kansas, has an opening in Colby, KS for a Lineman with three or more years of experience. Duties include the operation, construction, maintenance and troubleshooting of electric distribution and transmission facilities. The applicant must have the ability to perform lineman job duties, customer service and public relations. Individual must possess a valid Commercial Drivers License (CDL). Please submit resume or application by February 20 to:



Midwest Energy, Inc.
P.O. Box 898 Hays, KS 67601
785-625-3437
1-800-222-3121
www.mwenergy.com
Equal Opportunity Employer

Kansas Classified Network

Help Wanted/Truck Driver
"You got the drive, We have the Direction" OTR Drivers APU Equipped Pre-Pass EZ-pass Pets/passenger policy. Newer equipment. 100% NO touch. 1-800-528-7825

Special Events
RED GREEN LIVE Experience this hilarious one-man show. Sat., May 19th, 7pm, Wichita Orpheum Theatre. Forticketscall316-755-7328 or purchase online at www.selectaseat.com. www.redgreen.com

Help Wanted
Exp. Flatbed Drivers: Regional opportunities now open with plenty of freight & great pay! 800-277-0212 or primeinc.com

Sporting Goods
GUN SHOW FEB. 11-12 SAT. 9-5 & SUN. 9-3 MANHATTAN NATIONAL GUARD ARMORY (721 LEEVE DR) BUY-SELL-TRADE INFO: (563) 927-8176

Real Estate

LOREN J. DILSAVER TRUST
ABSOLUTE LAND AUCTION
Wednesday, February 15, 2012 at 1:30 pm, CT
American Legion, Bird City, KS

Cheyenne County KANSAS
Pivot Irrigated • Dryland

Parcel #1: 475 +/- Ac Pivot Irr & Dryland
NE1/4 & S1/2 of 31, T3S, R38W; 360 +/- Ac Pivot Irrigated; 115 +/- Ac Dryland; Located 4 miles W of Bird City, KS or 9 miles E of Saint Francis, KS along Hiway 36; 3 Valley pivots w/ 2 irrigation wells. Excellent production. Spring possession.

Parcel #2: 160 +/- Ac Dryland
SE1/4 of 9, T5S, R38W; from Bird City, KS, 3 miles west, 7 1/2 miles south. Currently in wheat stubble. Spring possession.

BUYERS' INFORMATIONAL MEETING
Thursday, February 2, 2012 at 1:30 pm, CT
American Legion, Bird City, KS

RECK AGRI REALTY & AUCTION
For Further Information:
Marc Reck, Broker or Troy Vogel, Broker Associate
For Color Brochures, Visual Tours & Online Bidding:
Visit: www.reckagri.com
970-522-7770 or 1-800-748-2589

Real Estate

Real Estate

JUST LISTED

1235 W. 6th
Great Home & Great Value - - Move - in ready. Newer roof, carpet, windows & more. Call Molly today.

MOLLY J. OLIVER
460-SOLD (7653)
462-6133 (Res.)
STOCK REALTY & AUCTION CO.
390 N. Franklin
Colby, KS



Real Estate

Help Wanted

Help Wanted
Crushing and Screening personnel needed for Recycling operation in Western Kansas

Skilled in one or more of the following is helpful: Operating Loader, Excavator, Dozer Laborer. Well established company looking for people to grow with. Generous benefit package including health and life insurance, outstanding 401k retirement plan, paid vacation and holidays. We are an Equal Opportunity Employer.

Sporer Land Development, Inc.
PO Box 246 Oakley, KS 67748
Phone: 785-672-4319 Fax: 785-672-3409

SPORER LAND DEVELOPMENT INC.

EMPLOYMENT OPPORTUNITIES IN WESTERN KANSAS

Sporer Land Development is hiring all experienced operators, drivers and laborers for projects in Western Kansas.

Please be skillful in one or more of the following: Operating Bull Dozer, Blade, Scraper, Haul Truck, Class A and Class B CDL drivers, Concrete Finishers, Form Setters, and Laborers.

- Starting pay will be based on experience
- Full Time, with lots of overtime
- Blue Cross/Blue Shield Health Insurance
- 401K Retirement Plan with Employer Match
- Equal Opportunity Employment

P.O. Box 246 Oakley, KS 67748
Phone: 785-672-4319 Fax: 785-672-3409
www.sporerland.com

Real Estate

HomeLand REALTY AUCTION
(785) 462-8255
www.HomeLandRE.com
An Affiliate of United Country

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

1055 S. Range Colby, KS
www.HomeLandRE.com

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!
111 W. 3rd, Oakley, KS 10,000+ square foot building with an excellent tenant & great cash flow. \$210,000 Call Rock!
464 Highway 83, Oakley, KS Colonial Steak House. Excellent opportunity, some owner financing available. \$350,000 Call Tom!
Commercial lot 6.7 acres adjacent to Wal-Mart with I-70 frontage, Colby, KS \$545,000 Call Rock!
Commercial lot 10 acres North of Interstate between Franklin & Country Club Drive East of Bourguins. (Can be split) Call Tom!

AGLAND LISTINGS
6403 Old Hwy. 40, Park, KS 41 acres grassland, three bedroom house & several out-buildings. \$149,500 Call Rock today!
160 acres Sherman County CRP & Cropland SW of Goodland. 2012 CRP payments & minerals to Buyer - UNDER CONTRACT
480 acres Logan County, KS CRP Land - UNDER CONTRACT
480 acres Sherman County, KS Cropland Good productive land with a homestead. \$1,344,000 Call Tom today!
160 acres Sherman County, KS Irrigated Land - UNDER CONTRACT
320 acres Sherman County, KS Dryland - UNDER CONTRACT

Real Estate

FARM & RANCH REALTY, INC.
1420 W. 4TH - P.O. BOX 947
COLBY, KS 67701
785-462-3904
DONALD L. HAZLETT, Broker

www.farmandranchrealty.com

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

KANSAS & COLORADO LAND AUCTION
SHERMAN, LOGAN & WALLACE COUNTIES, KANSAS AND KIT CARSON & CHEYENNE COUNTIES, COLORADO
SELLER: HUDYE FARMS, U.S., INC.
Wednesday, March 14, 2012 @9:30 AM, MDT
Burlington Community Center, Burlington, CO
•PRODUCTIVE DRYLAND & IRRIGATED CROPLAND – EXCELLENT FOR WHEAT, CORN & SUNFLOWERS!
19,000+/- ACRES
42 Individual Tracts
LOCATED FROM WINONA, KS TO STRATTON, CO – Selling in Tracts ranging in size from 80 to 1,600 acres
BUY 1 TRACT OR BUY THEM ALL!!
PRE-REGISTRATION AVAILABLE -- INTERNET BIDDING STARTS MARCH 1, 2012

AUCTION SCHEDULE
2/23/12 – 1,000± acres Hamilton County, KS cropland, grass, PLUS 1,000± acres producing minerals selling in 3 tracts & combos
3/6/12 – Farm Machinery Auction for Chuck Hawkins, et al. at Sheridan Lake
3/9/12 – 640 acres Lane County, KS cropland & grass, ½ E of Dighton on Hwy 96, selling in 2 tracts and combo, N/2 of 20-18-28 & S/2 of 20-18-28 for Beesley Family
3/14/12 – 19,000± ACRES EXCELLENT DRYLAND & IRRIGATED CROPLAND, Hudye Farms
3/31/12 – Annual Spring Consignment Auction

Visit us at **www.farmandranchrealty.com** for auction bills & virtual tours!

UNDER CONTRACT

1047 CR 25, Colby
MAGNIFICENT COUNTRY HOME

REAL ESTATE FOR SALE
GREELEY – 160 acres cropland, SW of Tribune
KEARNY – 320 acres CRP, NW of Lakin
GRAHAM – 160 acres Cropland, CRP & grass, SE of Hill City
LANE – 640 acres CRP, expired CRP & grass

INTRODUCING- Melanie Voss
Farm & Ranch Realty is excited to welcome **Melanie Voss** to the team as our new **Residential Real Estate Agent**.
Melanie comes to us with over 15 years banking experience as a loan officer, with extensive experience in real estate transactions. Whether it be selling your house or buying that perfect home, Melanie is excited to help you with your residential housing needs.
Call Melanie today at 785-443-0611 and let her go to work for you!

PRICE REDUCED!
345 N. Garfield
3 Bedroom, 2 bath
NEW Price: \$84,950
*CHECK OUR WEB SITE FOR ADDITIONAL PRIVATE TREATY LISTINGS!

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

Florina Meier Estate Real Estate AUCTION
640 (+/-) Acres of Choice
Sheridan County, KS Cropland
Wed., Feb. 22, 2012 - 11 a.m.

Land Location: From the Junction of Highway 24 & 23 in Hoxie, KS, 5½ miles North on Hwy. 23 to Mile Marker 60 N, then 2½ miles East to the SW corner of Real Estate.
Sale Location: Bowen Scout House, 1 Block East of Main Street on Sheridan Avenue in Hoxie, Kansas.

Tract 1
NE 1/4
13-7-28

Tract 2
SE 1/4
13-7-28

Tract 3
NW 1/4
18-7-27

Tract 4
SW 1/4
18-7-27

FSA and Tax Information

Tract	Auction Acres	Cropland Acres	Wheat Base	Grain Sorg. Base	Wheat Yield	Grain Sorg. Yield	2011 Taxes
#1	160	156.99	74.5	31.4	40	46	\$410.17
#2	160	156.84	74.5	31.2	40	46	\$410.17
#3	150	147.72	70.1	29.4	40	46	\$372.20
#4	150	148.78	70.7	29.6	40	46	\$372.20

Manner of Sale: All tracts will be sold individually - no combinations of tracts.
Terms: Ten percent (10%) down day of sale, balance on approval of marketable title on or before 30 days from day of sale. Bidding is not contingent upon financing. Financing, if necessary, must have been arranged and approved prior to the auction so that Buyer(s) are capable of paying cash at closing.
Taxes: Seller will pay all 2011 and prior taxes with the taxes for 2012 and subsequent years to be the responsibility of the Buyer(s).
Possession: will be after the 2012 Fall Harvest.
Title Insurance: Title insurance shall be used to prove clear and merchantable title with the Buyer and Seller sharing equally the owner's policy expense. The mortgagee's policy, if required, will be the expense of the buyer.
FSA Payments: Buyer(s) will receive all of the 2013 Wheat payment and all of the 2013 Feed Grain payment.
Acres: All acreages are based on U.S. Government measurements and are considered approximate. The statements, while not guaranteed, are from reliable sources. Any costs incurred in establishing boundaries shall be the responsibility of the buyer(s). Sale is subject to easements, rights-of-way, reservation and/or restrictions of record. Seller and Realtor make no warranties, either expressed or implied. Broker represents the Seller only and will not be considered an agent for the Purchaser(s). Announcements made day of sale shall take precedence over all printed material. For more information, contact the broker.
Mineral Rights: Mineral rights are intact and will go to the Buyer(s).
Closing: Date of closing will be on or before March 22, 2012.
Agency: Pratt Real Estate is the Exclusive Agent of the Sellers.

Pratt Real Estate
In Charge of Sale
Les Pratt - Broker - Auctioneer
724 Main • Box 583 • Hoxie, KS 67740
Phone: 785-675-3011 • Cell: 785-675-8531
E-mail: lpratt@ruralnet.net • FAX: 785-675-3220
Web Site: www.midwestauction.com