

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

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Homeland Realty & Auction

NEW 480 ACRES THOMAS CO. Irrigated and Grass West of Oakley, KS. \$984/ac.
NEW 480 ACRES LOGAN CO. Cropland and Grass S.W. of Oakley, KS. \$730/ac.
35 ACRES close to I-70, Range Ave., Colby, Kansas. \$15,000/acre.
RESIDENTIAL LOTS located South of Dillions, Colby, KS. \$6,500 per lot.
148 ACRE RAWLINS COUNTY Cropland and grass 4 1/2 miles North of Ludell, Kansas. Cash rents going to Buyer. \$757/acre. **Call Pat 785-443-3261.**
NEW 640 ACRES GRAHAM COUNTY CRP with irrigation wells and water rights Northwest of Hill City, Kansas. Immediate possession. \$850/acre.
NEW 400 ACRES LOGAN COUNTY grass and cropland w/improvements located at Page City, KS. Beautiful 2 story home, barn and cattle working facility, Quonset building, grain storage and cattle feeding pens. - \$875,000.
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 ACRES LOGAN CO. Cropland and grass with 600 acres of 2009 wheat going to Buyer. Located 1 mile North of Winona, Kansas. \$1,175/acre.
640 ACRES LOGAN CO. Cropland and grass W. of Winona, KS. \$625/acre.
PRICE REDUCTION! 35.5 ACRES THOMAS CO. Grassland 4.5 North & 1/2 West of Colby, Kansas \$78,000. Ideal home building location to have your spot in the country!
Call Rock L. Bedore 785-443-1653



115 Center Ave. Oakley
 Good investment property. Remodeled and updated. This is an ideal commercial location. Check out the potential this property offers.
Call Jerry at 785-672-0429.

1675 W. 4th Colby
 6,000 sq. ft. office/retail building, plus 4,500 sq. ft. warehouse with dock. High traffic area and it is move-in ready. **Call Pat.**

NEW COMMERCIAL DEVELOPMENT 6.7 acres adjacent to Wal-Mart with I-70 frontage. Located in Colby, Kansas. **Call Rock.**
COMMERCIAL LOT in Colby's Industrial Area just off of I-70 Exit 53. Great building location, \$47,000. **Call Rock.**
LOCATE to Colby's fastest growing area. I-70 frontage, 2-6 acre lots. Join Colby Petro, Colby Implement and others. **Call Marilyn.**
9 UNIT MOBILE HOME PARK on West edge of Colby. Good rental history & management available. **Call Pat.**
206-208 Plum St. Oakley Duplex. Great rental history. 2 bedroom, 1 bath, 1 car garage each unit. **Call Marilyn.**
310-316 W. 7th Oakley. Well maintained brick 4-plex. Good maintenance and updates have been done. Good rental history. **Call Marilyn.**

Agents

HomeLand
 REALTY AUCTION
 "Western Hospitality"

410 N. Franklin
 785-462-8255

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

www.colbyhomeland.com

GAS ENGINE AND SHOP EQUIPMENT AUCTION

SATURDAY, JUNE 13, 2009 9:00 AM
 HAROLD NORTON ESTATE - BREWSTER, KANSAS

SALE SITE: The auction will be held on Main Street in Brewster. Take exit 36 off I-70 and go one mile north.

VEHICLES: Nash Car, Nash Car for parts, Ford Model A, Chrysler. **STEAM ENGINE, CRANE AND TRACTORS:** Woods Brothers Steam Engine #472, Crane - Running, McCormick Deering 10-20, Toro Tractor. **BOAT:** Chris-Craft Boat - nice. **50+ GAS ENGINES.** Complete shop with all the equipment, literature - hundreds of pieces, vintage collectible guns.

For complete listing with photos visit: www.nixonauctioneers.com

For More Information Contact: Cynthia Strnad and Tom Billenwillms (785) 890-3454 or (785) 821-1834

NIXON AUCTIONEERS - 800-535-5996, Box 531, Wakefield, NE

Stock Realty & Auction

Featured Homes

Just Listed



• 90 Acres +/-
 • Great Hunting Ground
 Rawlins County \$85,500

Reduced



• Traditional Charmer
 • 3 bedroom, 2 bath
 940 W. 2nd \$55,000

TWO HOMES



• Vinyl Siding
 • Charmer
 315 Webster

ONE PRICE!



• 2 Bedroom Cottage
 • Central heat and air
 335 Webster

Must View



• Unbelievable Value
 • Beautiful in and out
 431 Smith Dr. \$197,500

Offer!!



• 2 - 4 Bedrooms
 • Oversized Garage
 620 N. Range \$55,500

Brewster Home!



• Newer Siding
 • Corner lot
 202 Kansas Ave. \$64,500

Affordable



• 2 Bedroom, 1 bath
 • 2 Car garage
 785 W. Summit \$39,900

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



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

QUALITY LAND BROKERS & AUCTIONEERS



A Colby Free Press -
 Country Advocate Combo ad
 The best buy/best coverage for
 your money!

Don't be the
 missing link!!



Please recycle.

LAND & COMMERCIAL Opportunities

the Promise of Land.....

Farm Land

NEW 90 Acres Grass and homestead. **Rawlins County** 4-4-31
 140 Acres CRP. Great Location. Contract ends 9/30/09 **Sherman Co.** NE/4 26-8-42.
 157 Acres Dryland. Highway Access. **Logan Co.** SW/4 14-13-32.
 301 Acres Dryland. Very productive. **Logan Co.** W/2 6-13-32.
 157 Acres grass/dryland. **UNDER CONTRACT!** **Logan Co.** NW/4 4-14-32.
 155 Acres grass/dryland 71 acres grass and 84 acres crop. **Rawlins Co.** NE/4 10-4-32.
 555 Acres Irrigated Land. **Thomas County.**
 584 Acres Irrigated Land. **Thomas County.**
 480 Acres Cheyenne Co. CRP. **UNDER CONTRACT!**

LAND PRICES ARE STAYING STRONG!

If you are seriously considering selling your land, but have questions or concerns, contact Terry or Molly for a no obligation market analyses.

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

Check Our Website
www.stockrealtyandauction.com

Terry Stover: 785-626-2082 Molly Oliver: 785-462-5203
 Ron Stock: 402-649-3705 Mark Stock: 402-276-2077



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

QUALITY LAND BROKERS & AUCTIONEERS

Newly Reduced!!

1906 County Rd. 15



Beautiful spacious 9 + Acres, 5 bedroom, 2 bath, double car garage. Love the country living, but need the convenience of being close to town. This is the Home for you... Come see the New kitchen, the spacious walk in closets and Huge Rec room and basement. Call Today!
\$144,000 \$129,900

**Will Sell Fast,
 Don't Miss
 Out!!!**

320 S. Mission



4 BR, 1 bath, full bsmt., fenced backyard, off-street parking.
\$35,900 \$24,900

1085 Taylor Ave., Colby, KS
 Linda Taylor - Broker

785-460-3721

www.colbysouthwindrealty.com



Stick With the Classifieds.

If you're looking to buy, sell or trade,
 check out the Classifieds. It's fast, easy and
 you'll find what you are looking for!

The Colby Free Press Classifieds
 785-462-3963

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 REALTY AUCTION
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410 N. Franklin
 785-462-8255



1175 Brookside \$175,000
 This home is very neat, clean and move-in ready. This home offers an open floor plan on the main level & a private back yard.



1285 E. 8th \$133,500
 5 bedrooms, 2 baths, Spacious master suite w/walk-in closet. Private back yard with deck 7 oversized 2 car garage.

Spring has arrived & we are moving homes. Give us a call and let our team of experienced realtors provide you with a free market analysis as well as a personal marketing plan. **HomeLand - A TEAM WORKING FOR YOU!**

201 Penn Jennings	\$10,000		580 N. Garfield	NEW	\$74,500		685 W. 5th	UNDER CONTRACT	\$143,000
585 W. 8th	LOWERED	\$12,900	935 E. 9th	UNDER CONTRACT	\$85,000		310 S. Garfield		\$165,000
625 E. 7th		\$27,500	995 S. Range		\$85,000		860 S. Court		\$165,000
515 S. Grant	UNDER CONTRACT		1111 S. Court		\$97,500		424 Smith Dr.	UNDER CONTRACT	\$175,000
685 W. 6th	ALLOWANCE	\$49,900	255 N. Garfield		\$98,500		1175 Brookside	LOWERED	\$175,000
680 S. Grant	UNDER CONTRACT		460 W. 4th	UNDER CONTRACT	\$110,000		735 Kings Ct.		"Like New"
680 W. 4th	LOWERED	\$69,900	670 N. Lincoln		\$117,500		575 LaHacienda		"New Price"
850 E. 6th	ALLOWANCE	\$72,000	1473 Pioneer Dr.		\$129,000		1818 Harvey Ct.		"Investment"
855 S. Grant		\$72,500	880 Thompson		\$133,500		206-208 Plum Oakley		"Commercial"
510 S. Lincoln	UNDER CONTRACT		1285 E. 8th				1675 W. 4th		"4 plex"

Join the Sellers that list with **HomeLand Realty and Auction.**

Your home, along with our many other listings, will be viewed nationally.

Pat Sloan 460-7495

Marilyn Meyer 462-2703

Speak to us at homelandre@hotmail.com

"NEW TO MARKET"



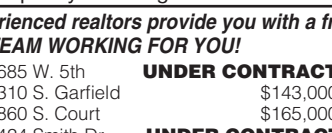
580 N. Garfield \$74,500
 Begin or retire in this 3 bdrm, 2 bath brick ranch. Enjoy the beautiful hardwood floors as well as the two renovated bathrooms. A special plus is the main level laundry. The full basement will accommodate any young family. Situated on a corner lot with small backyard, sprinklers & mature trees.



1111 S. Court \$97,500
 5 bdrm, 3 bath, Master suite w/walk-in closet. Full bsmt. Oversized 2 car garage.



995 S. Range \$85,000
 One level brick ranch with 2 bedrooms & 2 full baths plus a large 2 car garage w/plenty of storage.



685 W. 5th
 310 S. Garfield
 860 S. Court
 424 Smith Dr.
 1175 Brookside
 735 Kings Ct.
 575 LaHacienda
 1818 Harvey Ct.
 206-208 Plum Oakley
 1675 W. 4th
 310-316 W. 7th Oakley

Rock L. Bedore 462-6930

Jerry Wycoff 672-3763

1977 - 2009

30+

YEARS OF
 EXPERIENCE
 EXPERTISE
 EXCELLENCE



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

DONALD L. HAZLETT, Broker

www.farmandranchrealty.com



DON HAZLETT

WE INVITE YOU TO TALK TO ONE OF OUR REAL ESTATE PROFESSIONALS!

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

AUCTION SCHEDULE

06/16/09 - 960 ac Thomas County cropland, CRP and oil production - 3 tracts & combos

07/15/09 - 3,000± ac Kit Carson County, Colorado cropland & grass for Gwen Miller Estate - selling in 10 tracts & combos

07/22/09 - 320 ac Greeley County, KS expiring CRP - N/2 OF 26-20-41 - for Darwin & Becky Sciba

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07/22/09 - 320 ac Greeley County, KS expiring CRP - N/2 OF 26-20-41 - for Darwin & Becky Sciba

960 ACRES THOMAS CO, KS

LAND ABSOLUTE AUCTION

CROPLAND, CRP & OIL PRODUCTION

SELLERS: Studer Family Trusts

Tues, June 16, 2009 @ 10:30 A.M., CDT

07/22/09 - 320 ac Greeley County, KS expiring CRP - N/2 OF 26-20-41 - for Darwin & Becky Sciba

07/22/09 - 320 ac Greeley County, KS expiring CRP - N/2 OF 26-20-41 - for Darwin & Becky Sciba

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07/22/09 - 320 ac Greeley County, KS exp