


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



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



620 W 4th \$72,000
Beautiful oak wood floors, oak columns separating the formal dining & living room. Main floor laundry, large master suite, partially finished basement with a family room, bedroom & bath. Kids can walk to school.



130 Main Rexford Ks \$45,000
4 bedrooms, 2 bath, brick home ready for your family. Located in the tranquil setting of Rexford, KS. Hardwood floors & a cozy fireplace, large kitchen & formal dining room will welcome your family for the holidays.



1125 S. Court \$129,000
Reduced price on this 4 bdrm, master suite With walk-in closet, whirlpool tub, separate shower, & washer & dryer. 1 car attached garage & 2 car detached garage.



995 S. Range \$75,000
One level brick home with 2 bedrooms & 2 full baths plus a spacious 2 car garage. Located on a large corner lot. This new price offers a great buying opportunity!!



1818 Harvey Ct.
Experience this 4 bdrm, 2.5 bath with a true master suite & walk-in closet. Wrap around floor plan makes for easy entertaining. Full finished basement. Detached building has a finished loft. Has a deck, patio, sprinklers & more.

Inventory is low – **WE WANT YOUR HOME.** 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	CONTRACT
615 Longview-Oakley	\$39,900	
130 Main-Rexford	\$45,000	NEW
721 Smokyhill-Oakley	\$59,500	
1213 Ct. Place	SOLD	
12 acres w/improvements	CONTRACT	
445 W. Walnut	SOLD	
855 S. Grant	SOLD	
620 W 4th	NEW	\$72,000
995 S. Range	Reduced	\$75,000
255 N. Garfield	CONTRACT	
460 W 4th		\$107,500
905 S. Range		
880 Thompson		CONTRACT
575 S. Lincoln		
1125 S. Court		\$129,000
310 S. Garfield		\$135,000
1280 E 8th		\$165,000
575 LaHacienda		"SOLD"
1818 Harvey Ct.		"Unique"
1675 W 4th		"Commercial"
310-316 W 7th		Oakley 4-Plex

Join the Sellers that list with HomeLand Realty & Auction
Your Home, along with many other listings, will be viewed nationally.
Pat Sloan 460-7495 Marilyn Meyer 462-2703
Rock L. Bedore 462-6930 Jerry Wycoff 672-3763
speak to us at homelandre@hotmail.com

Real Estate

Stock Realty & Auction

Featured Property

Wow Just Listed



• Great Business
• Plus 6 rentals
Call Molly 430 N. Franklin



Car Wash

• Great location
• Lets talk
Call Molly



Brewster

• Just reduced
• Attractive kitchen
402 Nebraska \$37,500



Opportunity

• Ranch style home
• Lots and lots of garages
665 E. 8th \$77,500



Brick Ranch

• Over 1,500 square feet
• Full bsmt., grg. and corner lot
785 S. Lincoln \$126,500

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



Attractive Front
Great Price
135 W. 3rd \$29,900



Downtown

• Reduced price
• 25' x 125'
420 N. Franklin \$49,900



Look!

• Traditional charmer
• 2 car garage, basement plus
360 W. 5th \$65,500



A Beauty

• Move-in ready
• 5 bedrooms, 3 baths
1835 W. 5th \$129,900

1st Time Buyers

Ask Molly

How you can get \$8,000 Tax Credit

Repeat Buyers - how you get \$6,500 Tax Credit.

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

QUALITY LAND BROKERS & AUCTIONEERS

Real Estate

Homeland Realty & Auction

NEW 320 ACRES THOMAS COUNTY Cropland & grass located 1 1/2 miles West of Menlo, KS. Immediate Possession. \$1,175/Acre.
12 ACRES RAWLINS CO with house, detached 2 car garage, Quonset, & several out buildings. 6 E. & 6 S. of Atwood, KS (**UNDER CONTRACT**)
140 ACRES THOMAS CO cropland with improvements & remodeled house located at Rexford, KS. 1/3 wheat to Buyer. \$288,000.
EXCELLENT BUILDING LOT located on Cottonwood Drive in Colby, KS. Beautiful mature pine trees with a prime location. \$39,000.
PRICE REDUCED!!! 320 ACRES THOMAS CO. grassland 4 miles West 1/2 North. of Oakley, KS. Immediate Possession. \$625/acre.
160 ACRES THOMAS CO. irrigated 4 miles West of Oakley, KS. (**UNDER CONTRACT**)
35 ACRES Close to I-70, Range Ave., Colby, Kansas. \$15,000/acre.
148 ACRES RAWLINS COUNTY Cropland and grass 4 1/2 miles North of Ludell, KS. Cash rents going to Buyer. \$811/acre. Call Pat 785-443-3261.
400 ACRES LOGAN COUNTY grass & cropland w/improvements located at Page City, KS. Beautiful 2 story home, barn, cattle working facility, Quonset, grain storage and cattle feeding pens. **PRICE REDUCED !!!**
480 ACRES LOGAN COUNTY sprinkler irrigated land located 1 mile North of Page City, KS. 3 wells & 3 sprinklers. (**For sale or lease**) \$2,150/acre.
Call Rock L. Bedore 785-443-1653



410 N. FRANKLIN
Ideal office location, low maintenance brick exterior, 1 year old roof & new sewer line. Interior has open floor plan, private office, break room as well as a conference room.



365 N. FRANKLIN
Ideal for retail business or larger office. Nice exterior updates. The interior can be partitioned allowing you great open retail space, private offices & lots of storage.

COMMERCIAL DEVELOPMENT 6.7 acres adjacent to Wal-Mart with I-70 frontage. Located in Colby, Kansas. Call Rock.
INDUSTRIAL 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.
RESIDENTIAL LOTS in El Chaparral. Has established trees and a domestic water well. Wonderful building site. \$23,000. Call Marilyn.

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

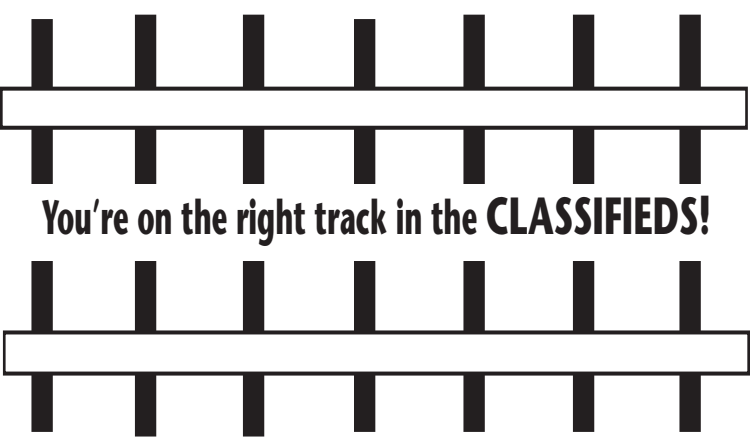


410 N. Franklin
785-462-8255

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



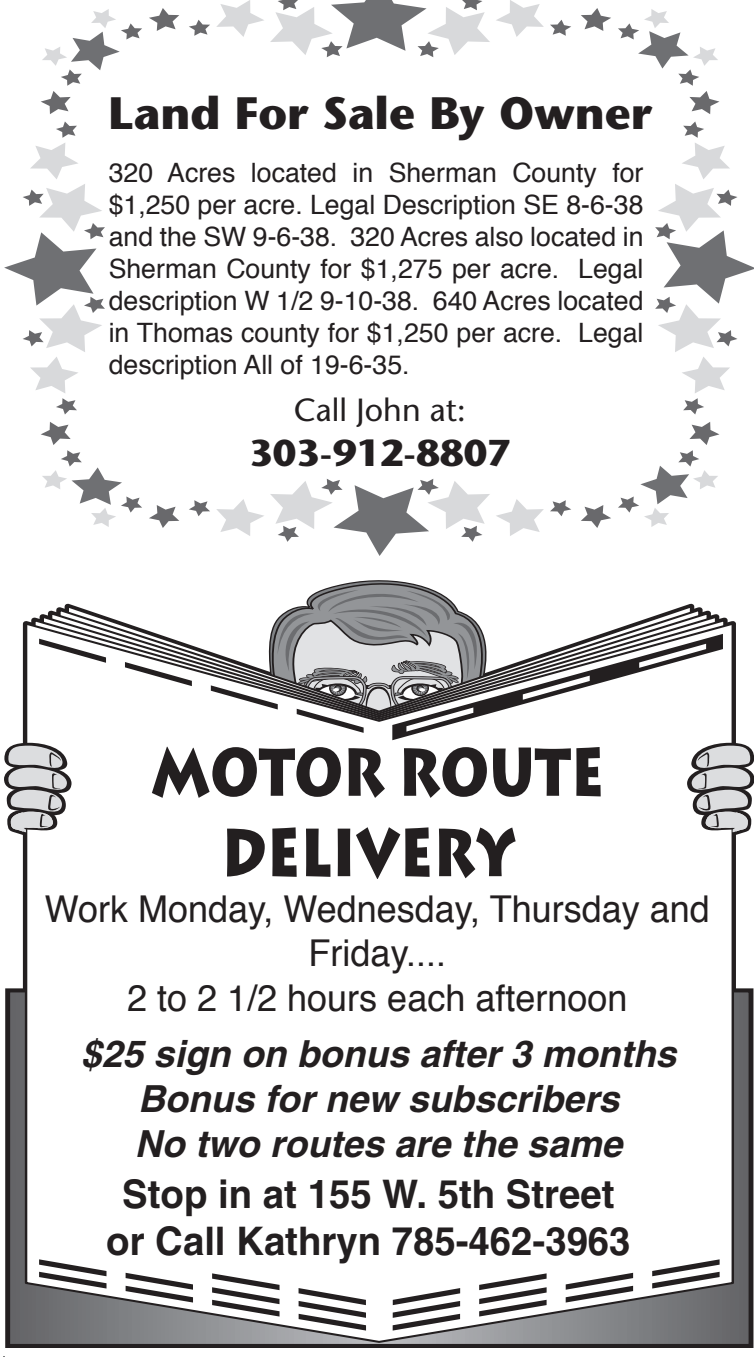
ADVANCE NOTICE

296.93 Acres Logan County
Unreserved Auction
Friday, December 1, 2009 - 10 AM
Mittens Travel Plaza E. Hwy 40 just off I-70
Oakley, Kansas

Farmland & Grass
Legal: S 1/2 of Sec. 23-11-35 Logan County, KS containing 296.93 +/- acres.
Location: Junction Hwy 40/25 just to the south of Hwy 40 and to the east of Hwy 25 between Winona & Page City.

Dan & Kristy Moser
Contact Listing Agent for more information
Terry Stover 785-626-2082

 **STOCK AUCTION COMPANY**
Quality Equipment Auctioneers
1-800-WE SELL 8 www.stockra.com



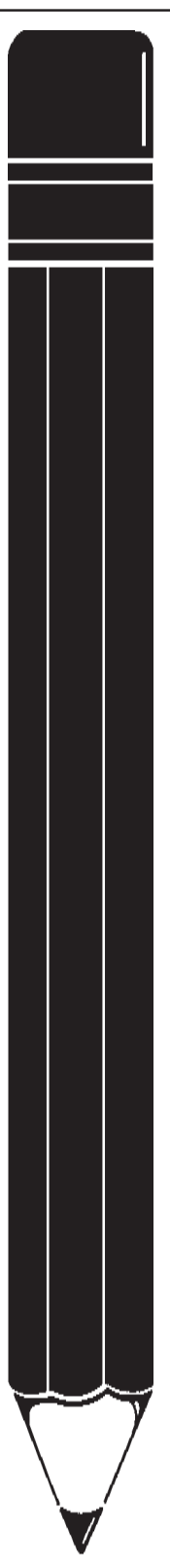
Land For Sale By Owner

320 Acres located in Sherman County for \$1,250 per acre. Legal Description SE 8-6-38 and the SW 9-6-38. 320 Acres also located in Sherman County for \$1,275 per acre. Legal description W 1/2 9-10-38. 640 Acres located in Thomas county for \$1,250 per acre. Legal description All of 19-6-35.

Call John at:
303-912-8807

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or Call Kathryn 785-462-3963



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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

12/01/09 – Krebs Ranch – 9,600 acres on Smoky Hill River between Oakley and Scott City, KS on Hwy 83 selling in 5 tracts and combinations
12/03/09 – 640 ac Lane Co, KS cropland & grass w/good set of improvements – including 2) shop bldgs, 2) barns and grain storage
12/08/09 - 640 ac Thomas Co – 1 quarter pivot irrigated, 3 quarters dryland & grass, located E of Colby selling in 4 tracts and combinations for Martin Irwin, Annette Tidman and Donna Stover



CORMAN RANCH

01/19/10 – 10,289 acre Dawes Co, Nebraska Ranch for Corman Ranches & Farms, Inc. and Corman Trust



COMMERCIAL BUILDING

1921 S. Range - \$199,500

*CHECK OUR WEB SITE FOR ADDITIONAL PRIVATE TREATY LISTINGS!

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

600+/- ACRES IRRIGATED & DRYLAND LAND ABSOLUTE AUCTION

THOMAS COUNTY, KS

Tues, Dec 8, 2009 @10:30 AM, CST

AUCTION LOCATION:
City Limits Convention Center, Colby

SELLERS: Martin Irwin, Annette Tidman & Donna Stover



This real estate will be offered as a "MULTI-PARCEL" auction in 4 individual tracts & in combinations.

TRACT 1: NE/4 of 5-8-32 – 146.2 ac irrigated
TRACT 2: SW/4 of 13-7-33 – 158.7 ac dryland
TRACT 3: SW/4 of 34-7-32 – 155.0 ac dryland
TRACT 4: W/4 of 18-7-32 – 86.3 ac dryland & 42.4 ac grass

This land has been in the Irwin family for over 70 years.

Tract 1 includes a '95 Valley pivot sprinkler, model 8000 with a 460 Ford on N.G. w/generator. The well is covered under Water Right File #25,438 and is permitted for 300 AF at 1,275 GPM.

CALL RON EVANS, Listing Agent at 443-2416