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Bend, OR · 474 Acres · \$3,750,000 391 acres of COI irrigation water rights. New Country Home is 2879 sf, 3 bed, 2 bath. Farm: new Shop 40x60, Hay Barn 68x176, new irrigation system, 6 new pivots. Additional building site and Cascade Mountain Views.

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# "RETIRED" DAIRY

- 71 acres with KID Class A flood irrigation water. • Productive soils rated 5 ton alfalfa, 330 sacks potatoes, 9 AUM grazing.
- Lovely owner's 3 bd/2 ba home, blacktop & carport. • 2nd home 2489 sf rental plus apartment rental.
- Milking parlor, 2 loafing sheds, equipment storage, shop, garage, rec hall & more.
- Fenced & cross fenced; good set up for goat dairy or your choice.
- Good rental and pasture lease income.

Well priced at \$535,000! Crater Lake Realty, Inc.



Realty, Inc. Linda L. Long, Broker 541-891-5562 Chiloquin, OR 🚇

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380 Farms

### 356 Ranches

Grant's Pass Horse Train-<mark>ing Facility:</mark> On 17 irrigated acres, 3 buildable lots, large covered arena with 12 stalls and wash rack, covered round pen, finished barn with loft, large machine shed, well, electricity, \$739,000. Grant's Pass, OR. 541-660-4459

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### 356 Ranches HISTORIC RANCH FOR

SALE: Weed, CA 180 acres Ag Preserve (47 irrigated pas-ture, 133 timber), 2 ponds, 1,500 square foot house, 2 bedroom, 1.5 bath, historic barn, RV barn, trailer sites, Senior Water Rights. Deeded access. View of Mt. Shasta. Asking \$850,000. Contact Kelly Conner, 530 598 7172, kelly@cot.net

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### OREGON PROPERTIES

12764 West Side Road - LAKEVIEW, OR 50 +/acres of productive dryland farm ground, previously planted to Rye. Perimeter fencing and stock water available. 5 bedroom, 3ba. home with 2,448 sq. ft. of first class living space and a detached garage. Vaulted ceilings and quality construction throughout. Newer metal shop with concrete floor and numerous outbuildings. A MUST SEE! **\$399,000** 

**20915 HWY 140 - ADEL, OR** 106.88 deeded acres in, two tax lots of Warner Valley farm ground. Nearly 60 acres of good soil and has 55.3 acres of water rights from Deep Creek. The perimeter is fenced and cross fenced, with stock water available. Multiple homesite locations with great access and power available. Great wintering area. 150 AUM's of BLM. **\$199,000** 

Disaster Peak Cattle Ranch - McDERMITT, NV 3.345 deeded acres. located in Nevada and Oregon. 848.3 acres of water rights. 7,342 AUM's BLM permit. **\$5,750,000** 

Albertson Ranch - LAKEVIEW, OR 880 deeded acres with 322.5 +/- acres of water rights, planted to alfalfa/ grass. 2 pivots 3 wheel lines. \$1,450,000

Dry Creek Ranch - LAKEVIEW, OR 697.74 deeded acres with 163.7 acres of water rights with 2 wheel lines. Nice improvements. \$1,200,000 CRANE, OR 80 deeded acres with 80 acres of water rights with a new well. \$175,000 Please call for more details!

### **Ken Thomas Real Estate LLC** 64347 Harney Ave. • Crane, OR 97732 www.kenthomasrealestate.com Call Ken Thomas or Dally Zander at 541-493-2776

A very special property, and now price reduced



- 8,736 acres only 6 miles from Maupin, Oregon Pride of ownership shows in this ranch that
- has been in the same family since 1902. Two live streams, 3 developed water holes,
- well-fenced and cross-fenced. Two homes, shop, corrals, and grain storage
- Many miles of roads and trails.
- Elk, mule deer, black bear, cougars, bobcats, eagles, chukars, and more!

Yes!, price reduced another \$1,400,000 \$5,900,000 Now offered at \$4,500,000 johnlscott.com/60072



Everett Decker, Broker Direct: (541) 480-8185 everettd@johnlscott.com John L. Scott - Redmond ensed in the State of Orego

### Home for Sale 18680 SW Willam<mark>ina Creek Rd</mark> Small country acreage, with creek frontage, fantastic shop, <mark>great home!</mark> 4.3 acres, some timber

- 3 bdrms, 2 baths
  Updated kitchen/baths
- 1500 sq. ft / 1 level Fantastic large shop Willamina Creek frontage

• MLS #16410164 \$389,900 Contact Debbie Johnson

BELLA CASA REAL ESTATE GROUP C: 503-434-0570 debbie@robinsperformance group.com



101 S.E. 3rd

### 356 Ranches

Eastern Oregon (80) Acres Cow/ Calf: (54) acres water, wheel lines, new pivot, gated pipe, house, barn, corrals, (3) ponds, cross fenced. Vale, OR. 541-473-

Farm *Seller ".com* 

362-3055

Motivated Seller Price Re-

duced (165) Acres: Dou-glas County Oregon, new

well, septic approved, I-5 access, \$310,000. 503-

## Real Estate, Inc.

### **DEQUIRE REFUGE RANGE**

2,345+/- acres, 2 irrigation wells, 2 stock wells (1 solar) border Malheur National Wildlife Refuge. 349 acres of flood water rights & 800 acres of permitted water rights from wells. Half a mile of Silver Creek runs through property. \$1,450,000

### **120 AC IN SUNSET VALLEY**

Here is your place to relax after a hard day's work. Good location just few miles from Burns. 2 bd. cabin, outbuildings, nestled on a north sloping hillside with a great view of Sunset Valley. \$150,000

Curt Blackburn, *Broker* 541-589-0025 Nancy Gregg, Broker 541-589-1362 707 Ponderosa Village • Burns, OR 97720 541-573-7206 • Fax: 541-573-5011 E-mail: jblackbn@centurytel.net

### OREGON FARMS

www.Jettblackburn.com

ELGIN FARM: Approximately 328 deeded acres -270 irrigated – 43 dry farm – FREE WATER – 8 tower Valley Pivot – 2 wheel lines – average 17" to 22" precipitation – no improvements – only 1 mile to town and schools – great location for investment and/or lifestyle creation - available this spring if you hurry - \$900,000 - SELLER FINANCE 1/3 DOWN PAYMENT

WALLOWA VALLEY: Approximately 1,206 deeded acres – 609 irrigated, Wallowa Lake – annual cost of approximately \$10,000/ year – about 597 acres fenced dry pasture - modest improvements capable of serious income - Purchase Price for real estate @\$2,400,000 - SELLER FINANCE with \$600,000 down-payment - \$300,000 additional for equipment.

NANCE RHEA CREEK RANCH: Approximately 785 deeded acres – 32 acres water right – currently running 45 – 50 cow/calf pairs for 8 month grazing and purchasing winter feed fenced and X fenced – \$4,750 annual CRP payment, 7 years remaining – high end 3 BR mfg. home, shop, barn, bunkhouse, feedlot and working corrals - shows excellent care and management **– \$665,000** 

For Complete Brochures: agrilandsrealestate.com

Jack Horton 208-830-9210 Rae H. Anderson 208-761-9553 **AGRILANDS REAL ESTATE** Medical Springs, OR

541-853-1212 agrilandsrealestate.com



**MARK GRANT** 

Managing Broker, Licensed in WA & ID 509-520-5280

**Garfield County Farm** 79± irrigated acres Hayshed & old 50 Call for more details. \$430.000 79± irrigated acres. \$430,000

Walla Walla County, Eureka CRP Farm. 2,885.28 Total Formula Dacres. Estimated average yields: 40 County with the county of the c Price Reduced \$1,990,000

Columbia County, WA. 7,708.09 FSA ± ± FSA Crop PSO POLICE : 2,288.94
Excellent Water a rencing \$4,800,000 : 2,288.94 \$4,800,000

Walla Walla County, 8 miles NE Touchet 1,277 Total FSA Acres, 1,174.9 acres CRP, Older set of farm imp., Asking \$1,292,390. Walla Walla County Farms, 4 miles N. Touchet

155.43 Total Acres, 119 acres Cropland w/97 acres irrigated from Touchet River (Includes a 50 acre circle). Asking \$925,000. 1,480.53 Total FSA Acres with 61 acres Cropland,

(51 acres irrigated from Touchet River) & 1,143.7 acres CRP (Expires 9-30-19). Home, shop, 2 Sheds and misc outbuildings. Asking \$2,410,000

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MORROW COUNTY, LEXINGTON, OR - 2,009 +/-deeded acres which includes 494.31 irrigated ac, 273 ac of dryland crop with attached undeveloped water rights, 138 ac of attached undeveloped WR, 612 ac of CRP, 23 ac of CREP, 331 ac of dryland crop and 136 ac of range. REDUCED \$5,475,000 #CP01115

SPOKANE COUNTY, MEDICAL LAKE, WA - 500 acres 10 miles south of Spokane and west of I-90, with 1 mile frontage on Silver Lake. 24 tax lots including 96 platted approved lots, 200 acres in dryland alfalfa. Home and 8 outbuildings \$4,500,000 #CP00715 UMATILLA COUNTY, PENDLETON, OR - 737+/- deeded ac

of which 549 ac are irrigated under center pivots. 115 ac dryland crop enrolled in CRP and 62 ac rangeland. Main home and outbuildings. Includes freestanding solar feedback panel. Deer and bird hunting. Broker owned. \$4,500,000 GILLIAM COUNTY, ARLINGTON, OR - 3,659.43 total ac with f rangeland,

80 ac irrigated, 1,578 ac doll by the frangeland, and 256 ac producing with the factor of Arlington. **REDUCED** \$3,250,000 #CP00315 UNION COUNTY, ELGIN, OR - 553 ac. ranch/farm. 185 ac. of irrigated farm land, 3 homes indo the horse stalls. Grande Rong through property and recreation potential. \$2,000,000 #CP01914

UMATILLA COUNTY, PENDLETON, OR - 1,508.17 total ac of which 1,494.52 ac are tillable soils containing expiring CRP contracts. All CRP fields have been re-bid for 2016. Includes single story, well maintained residence and older barn. \$1,950,000 #CP00516

GILLIAM COUNTY, ARLINGTON, OR - Rare rural investment property. 1,271+/- of dryland crop, CRP, pasture & wind turbines. 88 ac. currently seeded to wheat, 732 ac. in CRP w/7 yrs. remaining, 444 ac. of range & 10 wind turbines all contribute to the diversity of this investment. **\$1,800,000 #CP01214** BAKER COUNTY, KEATING VALLEY, OR - 326 total ac

45 ac. of wheeline and 15 ac. of handline. Main home, and livestock amenities. REDUCED \$850,000 #CPO2714 BAKER COUNTY, HAINES, OR - 160 acres, 120 acres water rights. Home with life estate. \$640,000 #CP02215

irrigated farm land with approximately 200 ac. under pivot,

UMATILLA COUNTY, PENDLETON, OR - Dryland wheat/CRP farm, Missouri Gulch. 394.73 acres northwest of Pendleton. 172 ac. enrolled CRP through 2022 and 220 ac. in production. \$633,000 #CP02914

MALHEUR COUNTY, ONTARIO, OR - 115 acres, 66 acres

### THE WHITNEY LAND COMPANY Jim Whitney, CCIM/Owner/Principal Broker 541-278-4444

· Jim Whitney,

• Gary Jellum, Broker

Scott Coe, Broker

Travis Bloomer, Broker

• Todd Longgood, Owner/Broker



 Blake Knowles, Broker rrigated. Pond, 2,500 sq. ft. home, Wildlife, views, 6 miles from Ontario. \$599,000. #CP01915 UMATILLA COUNTY, PILOT ROCK, OR - 405.64 deeded acres with 47 acres tillable and 67 acres of irrigation with water rights, with the balance in range. Year-round creek, 2

Mountains. \$525,000 #CP00916 GILLIAM COUNTY, CONDON, OR - Columbia Plateau farm. Well cared for property. 80 ac, 40 crop, 2950 sf remodeled 4 bd., 2 bath home, shop, Ig. barn and views of Mt. Hood & Mt. Adams. **REDUCED \$365,000 #CP00415** 

homes, and shop. Recreational opportunities include deer, elk, and upland birds. Located in the foothills of the Blue

**UMATILLA COUNTY**, PENDLETON, OR – Development potential on this 76.37 acre parcel. Zoned to allow the creation of 4ea nine acre lots with 40+ acres of river bottom remaining for recreation. CRP contract on 31+ acres that expires in 2016. **\$350,000 #CP02415** 

MORROW COUNTY, ECHO, OR - CRP income property 186.9 acres of land with 157.7 acres of CRP. Annual CRP payment of \$10,992 with power and well located on the property. CRP contract runs through 2020. The balance of the property is range pasture. \$295,000 #CP03515 UMATILLA COUNTY, PENDLETON, OR - 150.64 total acres

of which 142 acres currently enrolled in CRP. Great potential home site near Pendleton with power located near property. \$250,000 #CP00716 UMATILLA COUNTY, PENDLETON, OR - Potentially buildable lot of record. 39.24 acres with great views of the Blue Mountains. CRP contract that expires in 2016. Adjacent to a County road and 1/2 mile to power. Past uses include

### wheat production. \$150,000 #CP02515 **RANCH PROPERTIES**

WHEELER COUNTY, FOSSIL/KINZUA, OR - 39,670 deeded acres with adjacent USFS grazing allotment. One contiguous tract. Timber, numerous water sources, recreation paradise. \$31,500,000 #CP02815

SHERMAN COUNTY, CLARNO, OR - 44,000+/- acres. 26,000+/- acres deeded with an additional 11,000 acres of BLM and 7,000 acres of USFS leased lands. Business operation

### P.O.Box 1614 Pendleton, OR 97801

www.whitneylandcompany.com has been in cattle, sheep, grain, hay, and recreation. Over 8

miles of deeded river frontage on the lower John Day River. Exceptional fishing. \$25,000,000 #CP03015 **UMATILLA COUNTY**, UKIAH, OR - 16,200 contiguous acres 7 miles SW of Ukiah. Premier hunting and recreation. Multiple creeks, springs and stock ponds. Adjacent US Forest Service and BLM. Well balanced and various timber species.

\$12,960,000 #CP01015 WALLOWA COUNTY, ELGIN/TROY, OR - Grande Ronde River frontage with great conservation easement potential. 6 tax lots, all with power available. End of county road with good big game elk and deer hunting and terrific steelhead fishing. Timber. Ranch home with private landing strip and

hangar. \$2,900,000. #CP01811 MORROW COUNTY, LEXINGTON, OR - 337 ac equine facility which includes 65 ac irrigated lands, 261 ac CRP, 3,349 SF home, and complete horse facilities. Additional 225 ac water rights. Turn-key operation. \$1,995,000 #CP00616

BAKER COUNTY, RICHLAND, OR - 200± acres of which 149 acres are irrigated. Custom home, outbuildings, abundant wildlife and exceptional views. \$1,950,000 #CP02015 BAKER COUNTY, KEATING, OR - 262 acres. Nice home, additional living quarters, shop, irrigated pasture, 1 mile of Powder River frontage. 127 acre water right, 2.5 acre pond.

\$1,699,000 #CP00416 MORROW COUNTY, HEPPNER, OR -1,110.86 acre working ranch located in Eastern Oregon, on Rhea Creek. Rhea Creek runs through the middle of the property with irrigated bottom land and excellent water rights. Three homes and bunkhouse with rental income, working cattle, and sheep facilities on the property. \$1,450,000 #CP03215

GILLIAM COUNTY, CONDON, OR - 1,976.64 total acres. Deer, elk, and upland birds located throughout the property. Currently 837.74 acres of range, 984.96 acres of dryland crop, and 153.94 acres under CRP contract. Home with bunkhouse and outbuildings. \$1,405,000

JACKSON COUNTY, EAGLE POINT, OR - 41.16 acres of

which 33 acres are irrigated. Home, shop, equipment shed, and equestrian facilities. Beautiful views and BLM riding trails nearby. **\$1,290,000** 

WHEELER COUNTY, MITCHELL, OR - 1.475 total acres of

timber and range. Bridge Creek borders the property and seasonal creeks and springs provide water for grazing with good stand of timber. Elk and mule deer roam the pine and juniper filled grasslands found in the property's secluded reaches. \$1,143,125 #CP03415

**BAKER COUNTY**, HEREFORD, OR – 1,560 acres. Perennial streams, springs, timber, corrals. Excellent hunting, 3 LOP tags. \$1,053,000 #CP02915

GILLIAM COUNTY, CONDON, OR - 1,526.30 total acres. Property consisting confirmal parameters and the confirmal parameters and BAKER COUNTY, KEATING, OR - 1,312 acre timber parcel

with mountain pasture. Balm Creek Reservoir. Stream and springs. LOP tags. Located adjacent to Wallowa Whitman National Forest. **REDUCED \$899,000 #CP00714** GILLIAM COUNTY, CONDON, OR – 1,398.18 total acres. CRP

contract in place on 108.01 acres. 784.24 acres of range and 505.93 acres currently seeded to wheat. No improvements Great deer, elk, and chukar hunting. \$740,000 MORROW COUNTY, IONE, OR - 853.48 ac. ranch with 507.5

ac. currently in CRP. Located 10 miles south of Ione. 2,402 sf home, outbuildings, recreation. \$700,000 #CP01014 BAKER COUNTY, BAKER CITY, OR - 42 acres, home,

equestrian facility, timber, pasture, springs and USFS adjacent. 6 mi. from town. **\$650,000 #CP00115** UNION COUNTY, ELGIN, OR - Located on Grande Ronde River, this 361.76 ac scenic property has great fishing. Looking Glass Creek flows through property. **\$608,000 #CP02711** 

UMATILLA COUNTY, HERMISTON, OR - 1/4 mile of secluded Umatilla River Frontage. 42.95 total ac. of which 40 ac. tillable soil. Mobile home, shop with apartment, arena and horse facilities. \$595,000 #CP02315

consisting of 480+/- acres of CRP and 417+/- acres of range. Located close to Condon, OR. Mule deer, and upland bird hunting. \$560,000 #CP01815 GILLIAM COUNTY, CONDON, OR - 939.75 total acres.

GILLIAM COUNTY, CONDON, OR - 897,76+/- deeded acres

Property consisting of 612.27 acres of range, 229.52 acres currently in wheat production, and 97.96 acres of CRP. Abundant deer, upland birds, occasional elk. \$410,000 SHERMAN COUNTY, WASCO, OR - 102 acre parcel of range. Unique rock mine with China Hollow Jasper and opal.

Income potential with BP transmission and rock mine. \$239,000. #CP01714

Blue Mountain



Broker, Licensed in WA & ID 509-520-1906