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3 bedroom, 2 bath, wide den. Heat pump, skirting, decks, awnings, appliances \$28,000 plus moving costs. Hubbard, OR. 503-705-3713 270 Recreational Property



HUNTER'S DREAM! 100 beautiful acres, with extras, plus marketable timber to help pay for purchase. Sacrifice price, \$185,000. Cash/ firm. By owner. Okanogan County WA. 360-765-3280

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320 Rentals, Leases

Cattle Banch: 240 acres fenced and cross fenced chutes and water, hay ground and feeder ground with barns. For lease or Scio, OR. 503-394rent. 3861

Food Processing/ Seed Cleaning Varehouse space for rent. Set up for food processing Could be used for seed cleaning. Up to **40,000** square feet, high ceilings, doors. North of Brooks, OR. 503-991-1515





ter feeding. Improvements include nice 2,500 square oot SELLING RURAL PROPERTY? bunk house, shop, livestock barn and associated facili-ties. Mule deer, Quail, Banches
Banchettes Land
Acreage • Horse Property • Pasture THE LARGEST

356 Ranches

NANCE-RHEA CREEK

Approximately 785 deeded acres, 32.8 water rights,

acres, 32.8 water rights, \$4,730 annual CRP pay-ment, currently pasturing

about 50 animal units 8 - 9

months, buying hay for win-

manufactured home

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This One!



72+ ACRE PRIME FLEX AG PROPERTY Gorgeous Willamette Val ley, OR. property with large outbuildings. Lovely 4 bed-room/ 3 bath home. 4 separate fields fenced and gat-ed. Currently used for hay, roughly 80-90 ton. Could be great for horse boarding, cattle, hogs, or BandB. Contact Jennifer Radcliffe 541-554-4454

www.RadcliffeRE.com Eastern Oregon Stock

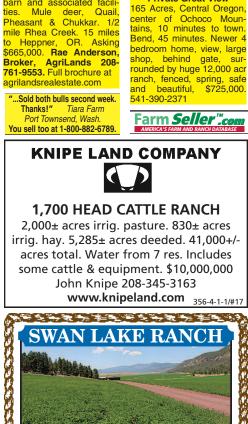
Property: Great livestock operation, pastures, Alfalfa, live water, great calving area more out the elements, large home, new shop, center pivots for irrigation, 2 new Abundant since 2013. wildlife, deer, pheasants, quail. turkev's. ducks. geese, fish, coyotes, LOP tags available, \$1.695.000. Tom Phillips Agency 541-889-8401.

Email: tomtpa7@gmail.com



Add a full color photo to your print and online ad today by calling

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5515 acre ranch offers some of the most secure

- water rights in Klamath County
- 7 irrigation wells, excellent sandy soils and 22 pivots Efficient operation for organic & non organic alfalfa, grain, orchard and timothy hay
- Ridges covered with timber, grasslands and wetlands surrounding Swan Lake
- Migratory waterfowl, herds of antelope, deer and elk protected by the large landholdings and the massive rocky rim that only wildlife can maneuver
- 150 pair of cattle graze the ranch and the adjacent 10,000 acre BLM permit
- Excellent cattle handling facilities include welded steel feedlot, corrals, covered working and loading chute and 30,000# scale
- Farm buildings are immaculate with 7 hay barns, sided to exclude the elk, huge shops, equipment storage, and multi-use buildings and grain bins Two lovely newer homes built in 2012 have the
- bird's eye view of the ranch and not much else
- Just 14 miles from Klamath Falls and air service, yet private at the end of your own road!

Invest in the future, irreplaceable peace & production \$17 Million MLS 2969516 Crater Lake Realty, Inc.





* Abundant Wildlife * Range Land

* Fenced & Cross Fenced

Located 20 miles South of The Dalles in Upper Dufur Valley with Scenic Mountain Views & abundant recreational opporutnities.



356 Ranches

356 Ranches

\$1,740,000. Call Lowell Ash

lowell@clarkjennings.com

Private Great View

509-413-6233 email:

blessed

Motivated Seller Price Re-Acre Cattle Ranch: duced (165) Acres: Dou-glas County Oregon, new ocated just north of Roosevelt, WA. This ranch is blessed with gorgeous views and abundant wild well, septic approved, I-5 access, \$310,000. 503-362-3055 life. Primarily range land some cropland and CRP

SUMMER PASTURE: 10,000 acres, 7200 acres deeded, lots of water, high country, Eastern Oregon, \$2,750,000. Tom Phillips Agency 541-889-8401, Email: tomtpa7@gmail.com 380 Farms

380 Farms

1-5

<mark>Owner</mark>: Eastern Wash ton, 560 total acres.

bcederblom@gmail.com

cres

38.48

6900,000.

gated.

728-4495

gation, I-5 \$350,000.

HAZELNUTS

Creswell, Oregon: 26.6 Total acres with 23

ago, Jefferson variety, irri-

Mollala, Oregon:

38.48 Acres- Remodeled 4bed/ 3bath home. Three shops, one finished with of-

www.agribis.com Terry Sil-bernagel Principal Broker. terry@agribis.com 503-371-

Agri-Business Real Estate

Irrigated Farm for Sale: 194

Acres deeded, 240 acres

long term lease, all pivot irri-

LONE PINE FARMS

Here is your chance to own a staple of the Willamette Valley, OR. farming com-munity. Land, Business,

munity. Land, Business, and Inventory included in this purchase. 60 acres of

pristine farmland as well as

larket Place and Event

Center areas Special Use

ermit with County allows

enter activities. Don't miss

his rare chance to pur-

ole, Remax Integrity, 541-

NURSERY & FOREST

DWELLING

Event

Brent

nultiple different

02-4880,

Harrah, WA. 509-

fices and amenities. Acres of Barcelo

6409. 503-559- 3200

planted two years

frontage

Barcelonas.

35



170 Plus Acres: Molalla, OR. Large 4,000 square foot 6 bedroom 3 bath fixer. Bring your imagination to return this once grand property to its glory days. Outbuildings include: Mother-in-law cottage, large 2 bay truck shop, machine shed, two big barns and a gazebo with fireplace. 3 large ponds, a small 12 tree apple orchard and RC air strip add to the amenities. \$1,200,000. MLS#16606148 Ed Stafford RE/MAX HomeSource Of-



BUYING RURAL PROPERTY? Ranches
Ranchettes • Land • Acreage

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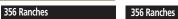




Farm is 2 years young and boasts 474 contiguous chase an iconic Brand Business, and Piece of Ore-gon Farmground! Brent acres with 392 acres of irrigation, 6 pivot lines, 2 pumping stations, 68' x 176' prentcole@remax.net hay barn, 40' x 60' shop with two 24' equipment sheds. Home was custom built with 4 beds, 2 baths, 35 acres with 1800 square foot home, Mulino, OR. Irri-2879 square feet. Possible separation of north unit of gation well and 15 acre wa-ter right certificate, newer 317 acres with 260 irrigated for \$2,150,000 or south unit septic system. 10 acres of 160 acres with 125 irri-gated for \$1,675,000. John oung forest, large level ar eas for outbuildings, bal-ance in pasture. Potential Principal Broker/ , The Broker Net-Ropp, Owner.

work, 541-771-6564

building site with view, \$519,000. MB Kostrikin, Equity Oregon Real Estate 503-706-1263 PLACE LINE CLASSIFIED ADS TOLL-FREE FROM ANYWHERE! 1-800-882-6789 www.HomesAtCanby.com





west of Harper, OR on Hwy 20. Property has approximately 1 mile of Malheur River running thru it and borders thousands of acres of BLM

380 Farms

arm/ Ranch For Sale By Water Rights For Sale 508.4 acre-feet of Tucannor River, WA. water rights for 385 Acres of dry farm land plus 175 acres fenced pasture. irrigation of 156.2 acres. Call Steve at 509-520-8204 Spokane County 160 acres. incoln County 400 acres. or John at 253-310-6560 WA ACREAGE Joined parcells. Approxi-mately 11 acres of pine 10 Acres Chehalis old farm house, parnoramic View of Valley & Mountains. **\$40.000** tially collapsed large barn. 75 Acres Chehalis Land & Merch. Timber & Growing Timber \$250,000 out building, good function-ing well, Century Link telephone, Avista electricity, on 9.45 Acres Onalaska paved road. Great potential Close to Lakes, Meadow/ Wooded, View. **\$55,000** development, \$1.250,000. 509-990-3310

Frank Dipola Realty 201 S. Tower St. Centralia, WA 98531 **360-736-9561** \$299,000. Appointment on-ly. Greg 541-993-6412



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BUYING RURAL PROPERTY? Visit Today!

www.farmseller.com For Lease: 182 Acre organ-ic dairy farm. Old buildings, old parlor, good pasture, irriold parlor, good pasture, i

gation rights. Scio, OR. 541-990-0272

387 Orchard/Vineyard Properties 40- 70 Acres Ideal Virgin Vineyard Ground FOR LEASE:

Looking for a long-term agreement. South facing between Newberg and Wilsonville, 503-807-0868







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> **BUYING 6**" and UP **Alder and Maple** Saw Logs, Standing Timber





January 27, 2017 400 Land

Grow Your Own Hay: for 2017 season readv 1,440 wet acres, good wa ter, pivots, motors, electric panels, flow meters, fence housing, \$175 per acre. Northern Nevada. Travis 303-916-1844

420 Acreage

160 Acres On Round Butte Madras, Oregon utiful view building site building permit, new well water rights, new large ag building. Excellent deer hunting, 4 lop tags. Very pri-vate at end of 1 mile deadend road. Neighbor will sign long term lease to irrigate approximately 100 acres



www.farmseller.com

Hay Fields: 100 or 200+ acres. All flat land along Columbia River. Weed free, easy access. Washougal, WA. 360-904-3334 Motivated Seller Price Re-

duced (165) Acres: Douglas County Oregon, new well, septic approved, I-5 access \$310,000. 503-362 3055

> www.farmseller.com SELLING RURAL PROPERTY? Call or Visit Today! 1-800-882-6789

Acreage

for Lease

425 Pasture

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> PASTURE WANTED

Leading National Mail Order Fruit Need to **BENT** Pasture for 65 pair plus yearlings. East ern Oregon or Western Ida-ho. Zach 208-871-3827

440 Business Opportunities

Leading National Mail Order Fruit Tree Nursery/ Garden Center For Sale in Western Washington: Email: sjwinberry@msn.com



www.capitalpress.com





39 Acres in Central Oregon Beautiful horse property 6 miles north of Bend, OR. zoned EFU with 30 acres of irrigation rights, perimeter fenced and crossed fenced. 6 pastures, corrals and shelters. 3010 square foot single level home; 2 story barn with stalls; 25 ton cov ered hay storage; 36x48 shop; RV Pad; 4 bay garage with full upstairs office, bath & rec room. Tons of storage. 7 miles to airport, 6 miles to Costco & St Charles. Incredible investment potential, \$1,199,000 Heather Chesbro.Broker Windermere Central Oregon Beal Estate 503-807-3874

380 Farms

WHFFLER COUNTY FOSSIL/KINZUA, OR - 39,670 deeded acres with adjacent USFS grazing allotment. One contiguous tract. Timber, numerous water sources, recreation paradise. REDUCED \$28,000.000 #CP02815

WASCO COUNTY, CLARNO, OR - 47,120+/- acres. 29,279+/acres deeded with an additional 11,000 acres of BLM and 7,000 acres of USFS leased lands. Over 8 miles of deeded river frontage on the lower John Day River. Exceptional fishing. REDUCED \$19,750,000 #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

MALHEUR COUNTY, BROGAN, OR - 10,677 acres. Native grasses, sagebrush hills and timber. Springs, creeks, and ponds. Two residences/outbuildings. Hayfield. BLM allotments. Excellent big game hunting. \$4,540,000 #CP01016

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 #CP01316

MALHEUR/ BAKER COUNTY, IRONSIDE, OR - 6,860 contiguous acres, excellent water including over 30 springs, superior hunting opportunity, corrals with truck access and separate holding pasture, currently runs 300 head for 6 months. \$4,300,000 #CP02116

MALHEUR COUNTY, BROGAN, OR - Baker County/Malheur County, OR - 8,811 acres. Spring, summer, fall grazing. BLM allotment. Perennial grasses, sagebrush, and timber. Contiguous pastures. Excellent hunting opportunity. \$3,970,000 #CP01116

UNION COUNTY, MEDICAL SPRINGS, OR - 5,350 contiguous acres timber parcel inside a larger 9,560 acre grazing area w/ additional 2,400 grazing acres negotiable for lease from seller. Ponds and springs. LOP tags for deer and elk. \$3,445,000. #CP02514

GILLIAM COUNTY, ARLINGTON, OR - 1,271+/- of dryland crop, 732 ac. in CRP, pasture and 10 wind turbines, 88 ac. currently seeded to wheat, 444 ac. of range.

\$1,800,000. #CP01214

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

LAND COMPAN • Jim Whitney, Jim Whitney, CCIM/Owner/Principal Broker 541-278-4444

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- Todd Longgood, Owner/Broker
- Gary Jellum, Broker
- Timothy "Scott" Coe, Broker
- Travis Bloomer, Broker
- Blake Knowles, Broker Christopher Stuvland, Broker
- 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. REDUCED \$1,600,000 #CP00616

MORROW COUNTY, HEPPNER, OR - 517.31 acres located on Big Butter Creek. Pivots 2 acres of hop, and irrigated i D tter creek hav barn ligh broperty. A rare Butter Creek flows th Ranch property. **\$1,595,000 #CP01716**

UMATILLA COUNTY, PENDLETON, OR - 1,508,17 total ac of which 1,494.52 ac are tillable soils containing expiring CRP contracts. Includes single story, well maintained residence and older barn. REDUCED \$1,500,000 #CP00516

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. \$1,335,430 #CP02716

WHEELER COUNTY, MITCHELL, OR - 1,475 total acres of timber and range. Bridge Creek, seasonal creeks and springs, elk and mule deer. \$1,143,125 #CP03415

BAKER COUNTY, HEREFORD, OR – 1,560 acres. Perennial streams, springs, timber, corrals. Excellent hunting, 3 LOP tags. \$934.440 #CP02915

with mountain pasture. Balm Creek Reservoir. Stream and springs. LOP tags. Located adjacent to Wallowa Whitman National Forest. REDUCED \$899,000 #CP00714

BENTON COUNTY, KENNEWICK, WA - 6.29 aces with an indoor arena, horse barn, shop, with a new 2,254 square foot UMATILLA COUNTY, PILOT ROCK, OR - 405.64 deeded acres home, built in 2009 with too many amenities to list. A must see! \$750.000 #CP02916

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. \$700,491 #CP02616

101 S.E. 3rd P.O.Box 1614 Pendleton, OR 97801 www.whitneylandcompany.com

BAKER COUNTY, BAKER CITY, OR - 42 acres, home, equestrian facility, timber, pasture, springs and USFS adjacent. 6 mi. from town. REDUCED \$599,000 #CP00115 garage/cook house, machine shed and shop. Couse Creek runs UMATILLA COUNTY, HERMISTON, OR - 29 total acres. through property. \$380,000 #CP03016 17 acre pivot with well-established alfalfa stand. 10 acre grass GILLIAM COUNTY, CONDON, OR - Columbia Plateau farm. Irrigation district water right. Main home, 30'x60' shop. \$585.000 #CP01616

BAKER COUNTY, HAINES, OR - 88.98 ac. nestled at the base of the Elkhorn Mountains. Main house, several outbuildings, hay/livestock barn and cattle working facility. Irrigated grass remaining for recreation. CRP contract on 31+ acres that pasture. \$575,000 CP03116

MALHEUR COUNTY, ONTARIO, OR - 115 acres, 66 acres MORROW COUNTY, ECHO, OR - CRP income property. #CP01915

UMATILLA COUNTY, WESTON, OR - Investment opand a good well. Lots of wildlife. May be suitable for a conservation easement. WMU 54. **\$525,000. #CP02416**

BAKER COUNTY, KEATING, OR - 1,312 acre timber parcel UNION COUNTY, UNION, OR - 325.97 +/- acres. Timber parcel with 1/2 mile of Catherine Creek. 1 mm BF timber per 2010 cruise. Adjacent to USFS. Downstream from wilderness access area. 11 mi. south of Union. \$499,000 #CP02614



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. REDUCED \$395.000 #CP02914

GILLIAM COUNTY, CONDON, OR - 939.75 total 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. \$385,979 #CP02516

UMATILLA COUNTY, MILTON-FREEWATER, OR - 16.93 acres with 14.5 acres fenced and cross fenced in pasture. Craftsman style 1,442 sq. ft. home. Outbuildings include double car

pasture blend with solid set sprinkler system. Stanfield Well cared for property. 80 ac, 40 crop, 2950 sf remodeled 4 bd., 2 bath home, shop, lg. barn and views of Mt. Hood & Mt. Adams. REDUCED \$365,000 #CP00415

> 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 expires in 2016. \$350,000 #CP02415

irrigated. Pond, 2,500 sq. ft. home, and outbuildings. 186.9 acres of land with 157.7 acres of CRP, power and well Wildlife, views, 6 miles from Ontario. **REDUCED \$550,000**. located on the property. The balance of the property is range pasture. **\$295,000 #CP03515**

UNION COUNTY, UNION, OR - Secluded buildable 80± acres near Tollgate and the Spout Springs Ski Resort. Mixed portunity. 102± forested acres off of Hwy. 204 south of Walla timbered and open parcel on the breaks of Lookingglass Walla. 65 acres are zoned FR (Forest Residential) which allows Creek. Forest Road access is seasonal. Bordered on 2 sides by for the development of 5 acre tracts. Power to the property Umatilla National Forest. Great view property. WMU 56. \$290,000. #CP02316



BAKER COUNTY, OXBOW, OR - 160 acres hunters paradise surrounded by BLM and NF 3 sides. Good water and timber. Zoned timber/grazing. \$160,000 #CP01916

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 4-2/#6