

Jett Blackburn Real Estate Inc.

NORTH HARNEY RD FARM

Very nice property in sought after location near Burns. 318 + acres with a recently remodeled 2500 sf home w/ hickory & tile flooring, granite countertops, dble_sided_fireplace, 2_master_suites. Nicely landscaped yard. Several outbuildings. 100 ac water rights with 50 ac currently levelled & being flood irrigated. \$985,000

SILVIES RIVER PARCEL

31 + acre Hillside property great place to build your custom home. Breathtaking views of Silvies River Valley. Borders paved county road and Silvies River. Located only 2 miles northwest of Burns. \$75,000

541-589-1362 707 Ponderosa Village • Burns, OR 97720 541-573-7206 • Fax: 541-573-5011 E-mail: jblackbn@centurytel.net www.Jettblackburn.com



HALL AND HALL*

800-882-6789

MCEWEN RANCH & CATTLE COMPANY RIVERSIDE, OREGON Expansive legacy ranching operation encompassing

52,445± deeded acres and 100,000± acres of grazing allotments in southeastern Oregon. Capacity for 1,525 cows and producing hay on 1,500± acres. Offered at \$20,000,000

LITTLE WILLOW CREEK RANCH PAYETTE, IDAHO

Winter unit for year-round ranching operation consisting of 12,900± deeded acres 65 miles NW of Boise. Over 500 irrigated acres with three miles of Little Willow Creek. Outstanding pheasant hunting plus elk and deer. Offered at \$9,500,000

> MULDOON CREEK RANCH SUN VALLEY, IDAHO

Located 25 miles east of Sun Valley, this scenic mountain ranch features 1,440± deeded acres, irrigated pastures, a comfortable home, and over one mile of a year-round trout stream. Adjacent to public lands.

Offered at \$2,250,000

TRENT JONES | 208.622.4133 | TJONES@HALLANDHALL.COM SALES | AUCTIONS | FINANCE | APPRAISALS | MANAGEMENT



DECKER'S DEALS!

Contact Everett Decker, agent at John L. Scott-Redmond, OR 541-480-8185

email: everettd@johnlscott.com Getting ready for the Oregon State Fair and then

Pendleton Round Up. Good time to take a vacation in September. Maybe a Gold Mine tour in Nevada. NEW LISTING IN PRINEVILLE 66 Acres with 62.9 of

Ochoco Irrigation District Rights. Pivot and Big Gur sprinkler system. New stand of Round-Up Ready alfalfa in 2017. Older 2096 square foot stick-built home plus a horse barn. In a desirable area with good access and mountain views. **\$700,000**

125 ACRES WITH 106 ACRES of Central Oregon District Water Rights. Flood Irrigated

60 ACRES OF RR-10 ZONED PROPERTY 8 miles west of Redmond. Good access and in a good well area. \$720,000 154 ACRES NEAR MADRAS Dryland with a North Unit Irrigation District lateral through it and a paved road. Terrific views and canyon access. Owner terms at \$300,000

1644 SQ. FT. HOME ON 1.4 ACRES with 1 acre of irrigation near Culver and Lake Billy Chinook. Owner Terms at \$249,000

1440 sq. ft. manufactored home ON 9.46 ACRES IN CHRISTMAS VALLEY. \$120,000

10 ACRES OF RECREATIONAL LAND 21 miles east of Bend in the Millican Valley. \$43,000 Owner carry or will

380 Farms 380 Farms 356 Ranches

323 Acre Ranch: Eastern Oregon. 2 houses, 2 wells, all hav equipment included. 2 tractors and much more! \$450,000. 541-420-3581

380 Farms

WESTLAKE FARM CRAIGMONT IDAHO Accepting Offers: due close of business Sept. 15 2017. Offers may be made on all or part of this farm. 405 acres of crop land, 207 acres of grazing/ timber. For more information on this property visit our website

Highlandrealty.net Bob Blewett, Broker, Highland Realty, 201 West Main Grangeville, ID 83530. Cell: 208-507-0531 Office: 208-983-2935 Email:

Bob@HighlandRealty.net



BUYING RURAL PROPERTY? Ranches • Ranchettes • Land • Acreage

Horse Property Pasture
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FSBO 20 ACRES 3 bedroom, 2 bath, 1984 manufactured home, power, water, sewer, \$80,00 Burns, OR. 541-589-4948



WILD RICE PROPERTIES For sale in Northern California. 2 properties available in Big Valley area: 700+-acres total, 400 acres in wild rice, 320 in conventional, 80 in organic. Balance in high quality irrigated pasture which could also be converted for rice or other crops. 2 wells, 2 river excellent water pumps, right, and 600 acre feet in storage reservoir. Enough water in place for any use. Surprise Valley power at 4.5 cents. Planted for 2017 season. Outstanding water fowl hunting on ranch,

\$2,800,000. **240+- acres total**: 205 in conventional wild rice planted for 2017 season. 2 wells combined in mainline. Excellent water management system in place. Mobile home on- site for manager or rental, \$1,190,000. Production records, inputs, well and water right data

available. Equipment available by private treaty. 530-251-6438 dschroed57@hotmail.com

There Are Always Great Deals In Capital Press Classifieds 1-800-882-6789

Your Farm & Land Specialist **Bill Hekman Licensed OR & WA Broker Professional Realty Services Intl.** 503-580-8664 AgRealtyNW@gmail.com

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21 Miles SE of Idaho Falls, ID 6653 Private Deeded Acres (10 Square Miles) 2270 State Land Lease Acres (Leased until 2030)

This is a large contiguous Grazing Tract. Elevation varies from 6,000 to 7,000 feet. Native range land with Quaking Aspen groves, meadows and creek bottoms. 3 creeks, developed springs, beaver dams and 20 water troughs provide excellent stock water. Fenced and cross fenced, abundant wildlife. Summer and Fall grazing for 600 pairs and bulls from June 1 through October 30. \$6,986,000 11 Miles SE of Malta, ID

1,056 ac Total Deeded / 1,044 ac Total Cropland / 786 ac Pivot Irrigated / 172 ac CREP / 11 Center Pivots / 5 Shallow Lift Irrigation Wells. Raft River Rural Electric Power Company Silt and Silt Loam Soils - Seed Potatoes, Sugar Beets, Small Grains, Forage Crops. \$6,350,000

110 Call Creek Dr., Ste. 3, Pocatello, ID (208) 232-8306 • Cell: (208) 251-8306

RANCHES

COTTONWOOD - Quality 500 animal units year-long -4,100 deeded, 450 irrigated w/ free water - private BLM - great improvements - HUNTING (elk. deer. antelope, game birds) -FISHING (warm water species)a rare opportunity for genuine working and recreation Seller may carry or consider partial trade to qualified Buyer – asking ...

BIG HORN - approximately 7,500 deeded plus additional 800 acres State and BLM - late fall, POSSIBLE WINTER, early spring GRAZING- carrying capacity will depend upon season of use -approximate 1,000' to 2,000' elevation - Columbia Basin - \$20,700 CRP with 9 yrs. Remaining - miles of new fence both perimeter and cross - opportunity for increased capacity by continued development - deer & turkey

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 AgriLands agrilandsrealestate.com 380 Farms



Jerome, ID: Country living, great view, 3 bedroom home, 10.1 acres, 10.1 acres water shares, 2 grain bins, 7 tillable, 3 outbuildings, corrals, RV space/ hookup 2 septic tanks subdivided, \$289,900. 208-324-3725. 208-320-6713



Molalla, OR. Great Business Possibility: lost recently used as a roiler grow out facility, the roperty boasts 6 large ag buildings with natural gas heat ranging in size from 305'-400' long by 48' wide, and 2 other large, multi-use ag buildings, barn, shop, RV parking. Spacious, re-modeled 3 bedroom, 2 bath, 2648 sq.ft. ranch home that nas an amazing great room kitchen for entertaining, utili-\$1,250,000. ML#17178189. Mark Doveton- Broker/ Owner, Big Meadow Realty,

WA ACREAGE 22 Acres Chehalis Nice 3 Bed. Fireplace Baths, Estate **\$225,000 75 Acres Chehalis**

Land & Merch. Timber & Growing Timber \$250,000 5.5 Acres Centralia Frank Dipola Realty 201 S. Tower St. Centralia, WA 98531 360-736-9561

385 Dairy Farms



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Farm Seller

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Boise: 10.000 head dairy CAFO permit, pivots, irriga tion and dairy water, 675 acres, \$6,750,000.

Wendell: 200 acre dairy, double 14 barn, shades, home, commodity barn, piv-Hansen: 6.000 head fat cattle, or 9,000 heifer ranch, home, feed mill, great water 1,600,000. acres Tom Floyd 208-996-5129 Western Idaho Realty

387 Orchard/Vineyard Properties

120 +/- acre development ranch in Canyon County, Idaho's A.V.A. 9-10 exquisite view lots. Ground and surface water rights with irrigation well. Perfect orchard or vineyard ground, all south slopes \$2,750,000. 208-412-6300

390 Timber Property



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

33 Acres: with well, elec-city. Building site, 2.5 cres of timber, great views miles southwest of Sweet OR. on Highway, \$210,000. 541-367-

Madras OR. 320 Acres: of grazing land with views of Cascades, solar well, gated entry, privacy, fenced on two sides. Buildable. East of Madras on Grizzly Road. Additional land available, \$269,000. Terms. 541-350-

380 Farms

400 Land

GRAZING LAND IN NE CALIFORNIA Grazing land east of CalPines, next to Graves

Reservoir. 2367 acres and 760 acres. Access is limited, seasonal to some and across public land to some. Seasonal drainage. Great beasonal drainage. Great hunting, buck, antelope, game bird. Owner will consider terms for qualified buyer, \$450/ acre. SW of Alturas near County Rd 72. 360-675-9091 x3 julia@ipmrent.com



Elma Washington Industrial land

Zoned for many uses. Lo-cated in Elma WA. Grays Harbor County. Surveyed. Nice level lot (9.72 acres). build on, utilities on county with easy on/ off access to to Aberdeen, 30 to Olympia Raymond and 35 to Shell ton. End of county road with Cul-de-sac. View of mountains. Priced at \$750,000. 360-522-2379 Please leave a message if no answer. gh4sale@outlook.com

420 Acreage



585 Contiguous Acres: Remarkable south slope with elevations from 200 – 450 feet, possibilities of vineyard or hazelnuts. One home, 8 tax lots, surrounded by vineyards on two sides, approximately 500 acres of productive farm land. Possible lot line adjustments. McMinnville, OR. Call Hal Sheldon, John L. Scott Real Estate. 971-237-2434 MLS#15157248

Seller: Motivated acres in Douglas County. Several Springs and septic approved. I-5 access. \$340,000. Salem, OR. 503-362-3055 www.farmseller.com

SELLING RURAL PROPERTY? Call or Visit Today! 1-800-882-6789

425 Pasture

Dry Pasture: Grazing ground between

Ontario and Huntington Oregon, leased for the 2017 grazing season, freeway splits property, Hwy 201 access, fenced and cross fenced, water both springs well, In addition spring some years would make good fall and some winter pasture. \$2,600,000. Tom Phillips Agency 541-889-8401.

BUYING RURAL PROPERTY? Visit Today! www.farmseller.com

PASTURE FOR RENT: for 300+ cows. Oregon. Call 541-709-4717

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

440 Business Opportunities

5 Acre Farm House: 3 rental units plus caretaker, farm or nursery potential, pasture, barn, woods, currently collecting monthly. Shelton, \$305,000. 360-490-

470 Timber, Lumber

WE BUY LOGS

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ROSBORO, LLC Brian, 503-569-8740 Springfield, OR

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Mike 541-561-6047



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470 Timber, Lumber

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

Ken Jones 360-520-6491 WA • OR Brian Karnes 253-208-9120

HARDWOODS

WASCO COUNTY, CLARNO, OR - 47,120+/- ac. 29,279+/- ac deeded with an additional 11,000 ac of BLM and 7,000 ac of USFS leased lands. Over 8 miles of deeded river frontage on the lower John Day River. Exceptional fishing. \$19,750,000 CP#03015

UMATILLA COUNTY, UKIAH, OR - 16,200 contiguous ac 7 miles SW of Ukiah. Premier hunting and recreation. UNION COUNTY, NORTH POWDER, OR - 2,518+/- acre ranch

fishing ponds. \$7,000,000 CP#00217 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

Ponds and springs. LOP tags for deer and elk. \$3,445,000 CP#02514 WALLOWA COUNTY, ENTERPRISE, OR - Off-grid, selfsufficient 5,386+/- sq. ft. home on canyon rim overlooking

barn and hay shed. 547.9 ac of water rights. Wheel line and flood irrigation. \$2,300,000 CP#00317 BAKER COUNTY, BAKER CITY, OR - Keating Valley 425 ac irrigated hay/pasture ranch. 360 ac Powder River water rights. 8 Tower pivot. 196 ac irr along river. Remodeled home. Shop

DOUGLAS COUNTY, CANYONVILLE, OR - South Umpqua River Ranch has river frontage and 618.17 ac with 142 ac irrigated cropland/pivot and hillside pasture. 5 ac / 2 homesites, feeder barns, hav barns, milk parlor and shops/storage. Water rights.

\$1,999,000 CP#00517 GILLIAM COUNTY, Condon, OR - 2,248 total acres. Excellent deer hunting, with upland birds and elk. East 30 Mile Creek runs through property. 750 acres of CRP with 4 years remaining on contract, 407 acres to tillable, and 1091 acres of range. \$1,750,000.00 CP#01917

rights. Turn-key operation. \$1,600,000 CP#00616 BAKER COUNTY, KEATING, OR - 262 ac. Nice home, additional

UMATILLA COUNTY, HERMISTON, OR - 38.5 acre small scale. full operation facility. Shop, pivot irrigated fields, small feed lot, corral system, pastures, and a 2,400 sq. ft. custom built home. \$1,500,000 CP#01117

by springs and surface runoff, rock pits, and a fossil bed. 2 LOP tags. \$1,500,000.00 CP#01817 GRANT COUNTY, MT. VERNON, OR - 464.03 total acres. 55 acres of pasture, 330 acres planted to spring barley and alfalfa. 8 springs located throughout. 2015 Marlette Home

GILLIAM COUNTY, CONDON, OR - 1,976.64 total ac. Deer, elk, and upland birds. Currently 837.74 ac of range, 984.96 ac of dryland crop, and 153.94 ac under CRP contract. Home with bunkhouse and outbuildings. \$1,335,430 CP#02716

BAKER COUNTY, KEATING, OR - 1,312 ac timber parcel with mountain pasture. Balm Creek Reservoir. Stream and springs. LOP tags. Located adjacent to Wallowa Whitman National Forest. \$899,000 CP#00714

GILLIAM COUNTY, CONDON, OR - 1,398.18 total ac. CRP 108.01 ac, 784.24 ac of range and 505.93 ac currently seeded to wheat. No improvements. Great deer, elk, and Chukar

\$625,000 CP#02916 GRANT COUNTY, JOHN DAY, OR - 168.6 acres. 4 irrigated ac. fenced into 4 pastures. Home, shop, horse barn and shed, riding arena. Abundant with wildlife and excellent shed antler

miles from Ontario. \$550,000 CP#01915 BAKER COUNTY, HAINES, OR - 88.98 ac. nestled at the base of the Elkhorn Mountains. Main house, several outbuildings,

pasture. \$549,000 CP#03116 UMATILLA COUNTY, WESTON, OR - Investment opportunity. 102 +/- forested ac, 65 ac zoned FR allows development ac tracts. Power and well. Wildlife. **\$525,000 CP#02416**

hay/livestock barn and cattle working facility. Irrigated grass

UNION COUNTY, UNION, OR - 325.97 +/- ac. 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 CP#02614

The Whitney Land Co.

www.whitneylandcompany.com • Jim Whitney,

• Gary Jellum, Broker

• Timothy "Scott" Coe, Broker Travis Bloomer, Broker Blake Knowles, Broker

UMATILLA COUNTY, TOLLGATE. OR TOTAL OF buildable land consisting of 3 TOTAL DESCRIPTION OF BUILDING TO THE BUI opportunity. \$180,000 CP#01217 BAKER COUNTY, OXBOW, OR - 160 ac hunters paradise surrounded by BLM and NF 3 sides. Good water and timber. CP#01916

\$160,000 The Recreational John Day River Frontage Property offers an

Contact our Resource Group at these locations: Coos Bay, OR: Ed G. (541) 404-3701 Eugene, OR: Dick W. (541) 206-4105 5,640 Acres (541) 231-4758 Tim T. Garibaldi, OR: Lee A. (541) 290-9892 Salem, OR: Tim T. (541) 231-4758 Longview, WA: Steve A. (360) 430-0885 John A. (360) 807-7726 Centralia, WA: Jeremy M. (360) 807-7711 (360) 807-7726 John A. 470-31-4-3/#5 480 Fencing Email: tomtpa7@gmail.com Call Us For Your **WELL STEM PIPE NEEDS** We Deliver Straight To You! ROCKY MOUNTAIN • USED CABLE ALL FENCING HARDWARE AVAILABLE CABLE CLAMPS Direct Ship & Cutting Available 400 3rd Ave. North Nampa, ID 83687 800-851-8612 208-466-0036 208-466-8913 (FAX)

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.

GILLIAM COUNTY, CONDON, OR - 939.75 total ac. Property

consisting of 612.27 ac of range, 229.52 ac currently in wheat

production, and 97.96 ac of CRP. Abundant deer, upland birds,

UMATILLA COUNTY, MILTON-FREEWATER, OREGON - 287.30

ac with 143.09 ac in CRP. Multiple developed springs,

buildable home site, LOP tags for Walla Walla Unit.

UMATILLA COUNTY, PENDLETON, OR - Development

potential 76.37 ac parcel. Zoned to allow the creation of 4ea

nine ac lots with 40+ ac of river bottom remaining for

MORROW COUNTY, ECHO, OR - CRP income property. 186.9

ac of land with 157.7 ac of CRP, power and well. The balance

UNION COUNTY, UNION, OR - Buildable 80 +/- ac near

Tollgate and the Spout Springs Ski Resort on the breaks of

BAKER COUNTY, BAKER CITY, OR - 230 +/- acres timber parcel

located between Rock Creek and Muddy Creek. Adjacent to

ODFW area at the base of the Elkhorn Mountains. Buildable.

MORROW COUNTY, PENLAND LAKE, OR - Lake front cabin

on 2.2+/- forested acre lot. 2 bedrooms, loft, kitchen, and

bathroom. Off grid with solar power, well, and septic.

Private lakeside dock. Borders U.S. forest service. \$225,000

Bordered on 2 sides by Umatilla

of the property is range pasture. \$295,000 #CP03515

2017-82 bushel crop ac. \$395,000 CP#02914

occasional elk. \$385,979 CP#02516

\$350,000.00 CP#01617

Lookingglass Creek.

\$240.000.00. CP#00717

recreation. \$350,000 CP#02415

National Forest. \$290,000 CP#02316

located at the base of the Elkhorn Mountains. 11,000+/- sq ft custom built timber frame home with quest quarters and outbuildings. Elk, deer and turkey hunting, and stocked

outbuildings. Deer and bird hunting. Broker owned. \$4,500,000 CP#01316 UNION COUNTY. MEDICAL SPRINGS, OR - 5,350 contiguous ac timber parcel inside a larger 9,560 ac grazing area w/ additional 2,400 grazing ac negotiable for lease from seller.

861+/- acres and 3+/- miles of deeded river frontage. Bordered by the Wenaha Wildlife Area. Fishing and hunting within the property. This property has Wi-Fi . \$2,900,000.00 CP#02417 BAKER COUNTY, BAKER CITY, OR - 559.09 ac. with house,

w/working facilities. 1 mo BLM permit out the gate. 18 miles from Baker City. \$2,300,000 CP#00617

MORROW COUNTY, HEPPNER OR TO CARRY (\$2,731 ac of which 200 acres are to \$1,650,000 CP#01317 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 living quarters, shop, irrigated pasture, 1 mile of Powder River frontage. 127 ac water right, 2.5 ac pond. \$1,550,000

UMATILLA COUNTY, PILOT ROCK, OR - 728+/- deeded acres. 2,712 sq.ft. home, hunting cabin, working corrals, ponds fed

with 3 bedrooms, 2 bath, office, and carport. \$1,350,000

and range. Bridge Creek, seasonal creeks and springs, elk and mule deer. \$1,143,125 CP#03415 BAKER COUNTY, HEREFORD, OR - 1,560 ac. Perennial streams, springs, timber, corrals. Excellent hunting, 3 LOP tags.

\$934,440 CP#02915

ROI. \$865.900 CP#00417

WHEELER COUNTY, MITCHELL, OR - 1,475 total ac of timber

UMATILLA COUNTY, PENDLETON, OR - 1402 ac., 1288 ac. expired CRP. 45 bu. average historical wheat production. Suitable for pasture and/or renewed wheat rotation. Good hunting. \$700,491 CP#02616 BENTON COUNTY, KENNEWICK, WA - 6.29 ac with an indoor arena, horse barn, shop, with a new 2,254 square foot home.ß

hunting. \$525,000 CP#01017 MALHEUR COUNTY, ONTARIO, OR – 115 ac, 66 ac irrigated. Pond, 2,500 sq. ft. home, and outbuildings. Wildlife, views, 6

UMATILLA COUNTY, PILOT ROCK, OR - 76 +/- deeded ac / East Birch Creek running through the property. 63.3 acres containing water rights. Irrigated with 3 wheel lines & subirrigation. 40'x46' metal shop, equipment yard and 2 wells. Buildable lot within the city limits. \$475,000 #CP#01517

田自 541-278-4444 101 S.E. 3rd | P.O.Box 1614, Pendleton, OR 97801

> CCIM/Owner/Principal Broker Todd Longgood, Owner/Broker

Christopher Stuvland, Broker

timber/grazing. SHERMAN COUNTY, WASCO, OR

opportunity to have a 37.5% shared undivided interest in 192 acres along the John Day River. \$85,000.00 CP#02816

Darrell Alvord 360-431-0421 WA • OR

NORTHWEST Also Maple and Ash: Saw Logs **Pulp Logs and Timber Deeds**