


**564 Farms**  
33 Acres Planted in Black Diamond Berries: • Drip Irrigation • Two Homes and Shop • Exit 239 on I-5 • \$699,900 Firm • No Real Estate Agents Property located at 39570 Higbee Rd NE, Albany, 97322. Call John 503-851-6075.

**WA ACREAGE**  
**22 Acres Chehalis** Nice 3 Bed, Fireplace, 2 Baths, Estate \$225,000  
**75 Acres Chehalis** Land & Merch. Timber & Growing Timber \$250,000  
**5.5 Acres Centralia** Mostly Timber. \$65,000  
**Frank Dipola Realty**  
201 S. Tower St.  
Centralia, WA 98531  
360-736-9561

**567 Dairy Farms**  
**DAIRY- IDAHO**  
**Gooding:** Nice dairy, 86 acres, mini pivot, double 10 parallel barn, calving barn, commodity barn, paved feeding area, pipe and cable corrals with shades, 498 head CAFO. Nice home, \$1,200,000. **Tom Floyd 208-996-5129**  
**Western Idaho Realty**

**570 Orchard & Vineyard Property**  
56 acre well managed Hazelnut orchard/ income property. Home and shop rented. \$2,199,000 Cornelius, OR. Bill Hekman, Professional Realty Services, International 503-580-8664

**570 Orchard & Vineyard Property**  
  
Flory 7670 Sweepers: Cab and open station, starting at \$34,000. Silverton, OR. 503-932-0766  
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**576 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 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**

**576 Land**  
Undeveloped 4.12 acres- Mill City, OR.: noted in Linn County records as Lot 1 of Shaw's addition of 90+ year old farmland still suitable for animal grazing; city also zoned for multiple housing. Two points of entry: 1) 5th street between two city wells, and 2) dirt road on 6th street between Kingwood and Hazel. Price negotiable with seller. Contact Roger Elliott, RE/MAX Integrity, 503-569-5003 **relliott@integrityagents.com**

**576 Land**  
**For Sale or Trade:** 2 buildable lots in Baker city, OR. Assessed at \$32,060. Consider livestock equipment, livestock, etc. Nancy 541-548-3818

**Nice Columbia Basin Farms with Bureau Water Rights. 107 Acres and 270+/-** Planted in Alfalfa and Mint, till irrigated. Can be circled up. **10 Acres** with new mint still, new 40'x60' barn. **2 Acres** with nice home and big new shop. Can purchase parcels separately or all 4 parcels together. **Terry Thompson with Re/Max in Othello, WA. 509-989-2638**

**AG Investment Brokers LAND**  
AG Real Estate Specialists  
**Organic Alfalfa Hay Ranch Dorris, CA**  
1,234 gross ac., 529 ac. of organic alfalfa hay in Butte Valley. Irrigation provided by (3) wells, (4) pivots, (2) wheel lines. Additional farm land could be developed. 600 ton hay barn & home.  
**New - \$3,100,000**  
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**573 Timber Property**  
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**579 Acreage**  
**McMinnville, OR.**  
11 acre wooded building site, 60 GPM well, drain field. 8 miles west on Peavine Rd. \$210,000. **BHHSNW Real Estate. Ron Peddicord 503-550-0188**  
Looking for a farm or ranch? VISIT **FarmSeller.com**

**7.35 Acre Farm in Boring Oregon.** 1990 single level, 3 bedroom, 2 bath home. 1770 sq.ft., new roof, paint, heating system and siding. Gated property with private drive and professional landscaping. 36x60 shop (1/2 cemented), \$649,900. Call Randy at Sundance Realty 503-334-7474

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**INTERMOUNTAIN LAND EXCHANGE INC.**  
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2270 State Land Lease Acres (Leased until 2030)  
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**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** 51-3/108

**CHRISTMAS & NEW YEAR'S DEADLINES**  
**For December 29th Issue:**  
News Display & Legal Ads - Friday, Dec. 22nd @ Noon  
**CLASSIFIED REMAINS THE SAME**  
Class Display - Wednesday, Dec. 27th @ 10 am  
Class Liners - Wednesday, Dec. 27th @ Noon  
**For January 5th Issue:**  
News Display & Legal Ads - Friday, Dec. 29nd @ Noon  
**CLASSIFIED REMAINS THE SAME**  
Class Display - Wednesday, Jan. 3rd @ 10 am  
Class Liners - Wednesday, Jan. 3rd @ Noon  
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**PACIFIC NORTHWEST PROPERTIES**

**GRANT COUNTY, DAYVILLE, OREGON** - Rudio Mountain Ranch, 24,178+/- acres. Timbered property abundant with wildlife including mule deer, elk, turkey, and bear. **\$27,950,000 CP#02517**  
**KLAMATH COUNTY, KLAMATH FALLS, OR** - 3,386 +/- acres with 4 miles of lake frontage. A very efficient and economically operating cattle ranch with a combination of rangeland pasture, irrigated meadows and timberland. Wildlife including deer and elk. Denny Creek flows through the ranch. Zoned for a destination resort. **\$21,000,000 CP#03317**  
**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, PENDLETON, OR** - 6,313.15 +/- acres, 53 bushels average production history, with a CSP contract. The farm contains 5,915.76 tillable acres with a proven 97 bushel crop in 2017. Two homes, bunk house, shop, machinery shed, and barn. **\$7,310,000.00 CP#03217**  
**UNION COUNTY, NORTH POWDER, OR** - 2,518+/- acre ranch located at the base of the Elkhorn Mountains. 11,000+/- sq ft custom built timber frame home with guest quarters and outbuildings. Elk, deer and turkey hunting, and stocked fishing ponds. **REDUCED TO \$6,500,000 CP#02217**  
**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. 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. Ponds and springs. LOP tags for deer and elk. **\$3,445,000 CP#02514**  
**WALLOWA COUNTY, TROY, OR** - Off-grid, self-sufficient 5,386+/- sq. ft. home on canyon rim overlooking 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, 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 w/working facilities. 1 mo BLM permit out the gate. 18 miles from Baker City. **\$2,300,000 CP#00617**  
**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**  
**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, hay barns, milk parlor and shops/storage. Water rights. **Price reduced to \$1,600,000 CP#00517**  
**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**  
**BAKER COUNTY, KEATING, OR** - 262 ac. Nice home, additional living quarters, shop, irrigated pasture, 1 mile of Powder River frontage. 127 ac water right, 2.5 ac pond. **\$1,399,000 CP#00416**  
**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 Mariette Home with 3 bedrooms, 2 bath, office, and carport. **\$1,350,000 CP#02217**  
**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**  
**MORROW COUNTY, HEPPNER, OR** - 1,258 ac. Custom 3,400 sq. ft. log home. Two year-round creeks, bunkhouse, barn/shop and shop. Completely fenced and cross fenced. **\$1,300,000 CP#02617**  
**WHEELER COUNTY, MITCHELL, OR** - 1,475 total ac of timber and range. Bridge Creek, seasonal creeks and springs, elk and mule deer. **\$1,143,125 CP#03415**  
**MORROW COUNTY, LEXINGTON, OR** - 260 +/- ac equine facility which includes 65 ac irrigated lands, 184 ac CRP, 3,349 SF home, and complete horse facilities. Additional 225 ac water rights. Turn-key operation. **REDUCED TO \$1,000,000 CP#00616**  
**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 ROI. **\$865,900 CP#00417**

**BAKER COUNTY, HERFORD, OR** - 1,560 ac. Perennial streams, springs, timber, corrals: Excellent hunting, 3 LOP tags. **\$834,000 CP#02915**  
**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. **\$799,000 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 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. **\$625,000 CP#02916**  
**MALHEUR COUNTY, ONTARIO, OR** - 115 ac, 66 ac irrigated. Pond, 2,500 sq. ft. home, and outbuildings. Wildlife, views, 6 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, hay/livestock barn and cattle working facility. Irrigated grass pasture. **\$549,000 CP#03116**  
**UMATILLA COUNTY, WESTON, OR** - Investment opportunity. 102 +/- forested ac, 65 ac zoned FR allows development of 5 ac tracts. Power and well. Wildlife. **\$525,000 CP#02416**

**The Whitney Land Co.**  
**541-278-4444**  
101 S.E. 3rd | P.O. Box 1614, Pendleton, OR 97801  
**www.whitneylandcompany.com**

- Jim Whitney, CCIM/Owner/Principal Broker
- Todd Longgood, Owner/Broker
- Gary Jellum, Broker
- Timothy "Scott" Coe, Broker
- Travis Bloomer, Broker
- Blake Knowles, Broker
- Christopher Stuvland, Broker

**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**  
**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, occasional elk. **\$385,979 CP#02516**  
**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 & sub-irrigation. 40'x46' metal shop, equipment yard and 2 wells. Buildable lot within the city limits. **\$385,000 CP#01517**  
**UMATILLA COUNTY, PENDLETON, OR** - 11.6 acres of dryland pasture, 7 miles NW of Pendleton. 3 bedroom, 1 bath home with laundry area and deck. Large shop with multiple large overhead doors and living quarters. **\$385,000 CP#02817**  
**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. **\$350,000.00 CP#01617**  
**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 recreation. **\$350,000 CP#02415**  
**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. 2017-82 bushel crop ac. **REDUCED TO \$312,000 CP#02914**  
**MORROW COUNTY, ECHO, OR** - CRP income property. 186.9 ac of land with 157.7 ac of CRP, power and well. The balance of the property is range pasture. **\$295,000 CP#03515**  
**UMATILLA COUNTY, PENDLETON, OREGON** - 316.32 acres at the junction of Stage Gulch and Simpson Road in dryland wheat production. In 2017, the Seller produced 97 bushels per acre. **\$249,000 CP#02917**  
**UNION COUNTY, UNION, OR** - Buildable 80 +/- ac near Tollgate and the Spout Springs Ski Resort on the breaks of Looking glass Creek. Bordered on 2 sides by Umatilla National Forest. **\$290,000 CP#02316**  
**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. **\$229,000.00 CP#00717**  
**BAKER COUNTY, OXBOW, OR** - 160 ac hunters paradise surrounded by BLM and NF 3 sides. Good water and timber. Zoned timber/grazing. **\$160,000 CP#01916**