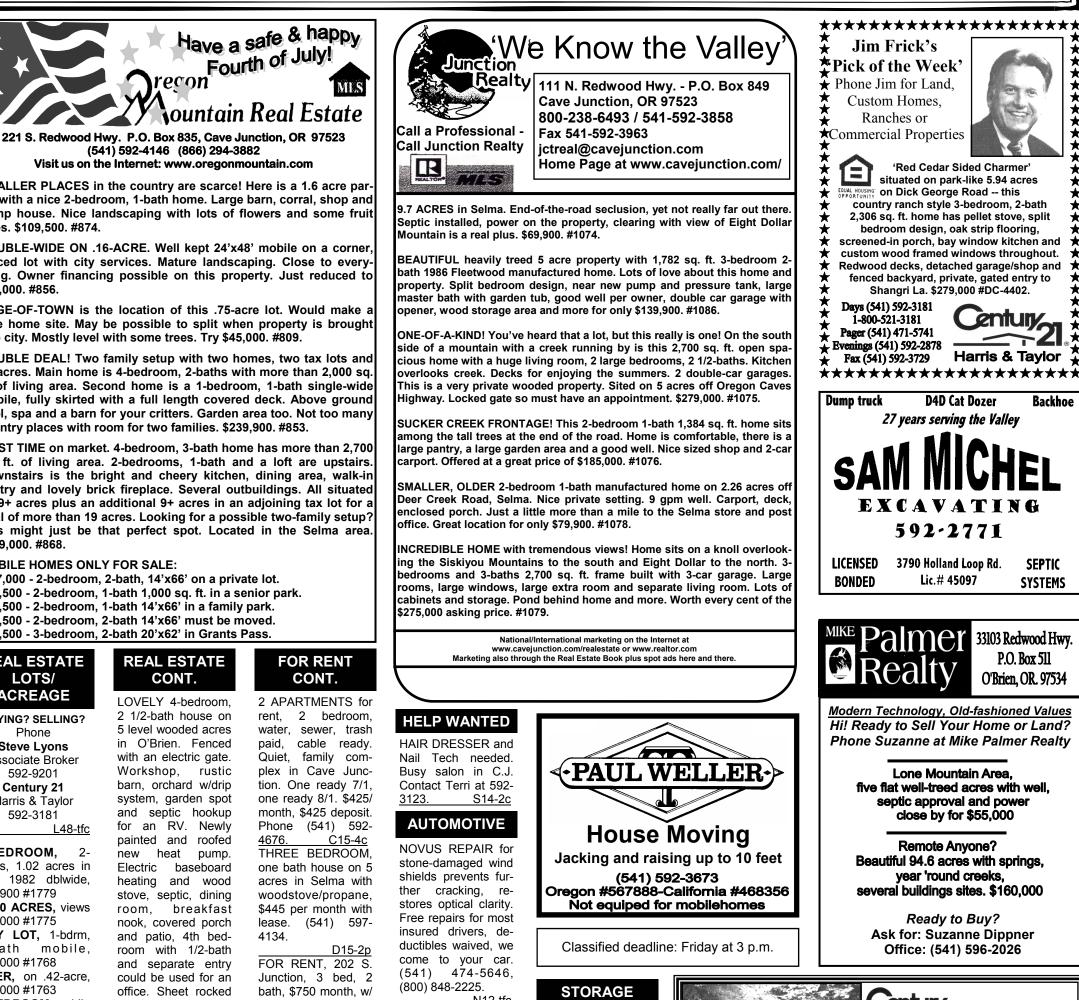
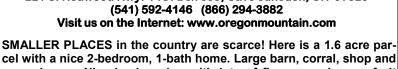


#### I.V. News Deadlines: 3 p.m., Friday

(News items and ads received after 3 p.m. on Friday will go into the next week's issue.) Classified ads are due Friday at 3 p.m. but will be accepted until Monday at noon at a higher rate and limited to 20 words.





pump house. Nice landscaping with lots of flowers and some fruit trees. \$109,500. #874. DOUBLE-WIDE ON .16-ACRE. Well kept 24'x48' mobile on a corner,

fenced lot with city services. Mature landscaping. Close to everything. Owner financing possible on this property. Just reduced to \$82,000. #856.

EDGE-OF-TOWN is the location of this .75-acre lot. Would make a nice home site. May be possible to split when property is brought into city. Mostly level with some trees. Try \$45,000. #809.

DOUBLE DEAL! Two family setup with two homes, two tax lots and 6+ acres. Main home is 4-bedroom, 2-baths with more than 2,000 sq. ft. of living area. Second home is a 1-bedroom, 1-bath single-wide mobile, fully skirted with a full length covered deck. Above ground pool, spa and a barn for your critters. Garden area too. Not too many country places with room for two families. \$239,900. #853.

FIRST TIME on market. 4-bedroom, 3-bath home has more than 2,700 sq. ft. of living area. 2-bedrooms, 1-bath and a loft are upstairs. Downstairs is the bright and cheery kitchen, dining area, walk-in pantry and lovely brick fireplace. Several outbuildings. All situated on 9+ acres plus an additional 9+ acres in an adjoining tax lot for a total of more than 19 acres. Looking for a possible two-family setup? This might just be that perfect spot. Located in the Selma area. \$279,000. #868.

MOBILE HOMES ONLY FOR SALE:

\$7,000 - 2-bedroom, 2-bath, 14'x66' on a private lot. \$13,500 - 2-bedroom, 1-bath 1,000 sq. ft. in a senior park. \$19,500 - 2-bedroom, 1-bath 14'x66' in a family park. \$19,500 - 2-bedroom, 2-bath 14'x66' must be moved. \$66,500 - 3-bedroom, 2-bath 20'x62' in Grants Pass.

#### **REAL ESTATE** LOTS/ ACREAGE

BUYING? SELLING? Phone Steve Lyons Associate Broker 592-9201 Century 21 Harris & Tavlor 592-3181 L48-tfc

2-BEDROOM, 2baths, 1.02 acres in city, 1982 dblwide, \$98,900 #1779 10.10 ACRES, views \$45,000 #1775 CITY LOT, 1-bdrm, mobile, 1-bath \$39,000 #1768 FIXER, on .42-acre, \$55,000 #1763 4-BEDROOM mobile 2.37 acres on \$75,000 #1762 CITY LOT, terms, \$20,000. #1626 5.27 ACRES, \$40,000, terms. #1733 TOURIST Commercial building. \$39,000. #1718 Presented by Janet Prescott, **Real Estate Broker Illinois Valley Real Estate** 592-4464 IVRE49-tfc ТWΟ ACRES approx. mini-ranch, 2009 Laurel Rd. \$175,000 o.b.o. 34 gpm well, view, close to schools, bordering Cave Junction. Also, in-town two bedrooms one bath, garage, approx. 1/2 acre, 412 E. River Street. Asking \$75K. 592-3605.

## REAL ESTATE CONT.

LOVELY 4-bedroom, 2 1/2-bath house on 5 level wooded acres in O'Brien. Fenced with an electric gate. Workshop, rustic barn, orchard w/drip system, garden spot and septic hookup for an RV. Newly painted and roofed new heat pump. Electric baseboard heating and wood stove, septic, dining breakfast room. nook, covered porch and patio, 4th bedroom with 1/2-bath and separate entry could be used for an office. Sheet rocked double car garage w/ bath close by, could be converted into extra living space. 79 000 Must see! \$ 596-2421. R15-2p FOR RENT CAVE JUNCTION oneand twobedroom apartments. Rent based on income. Equal Housing Opportunity. Grand Management Services. 592-4959 (541) 572-3611. GMS2-tfc Best of Both Rustic seclusion and luxurious appointments mark this duplex chalet townhouse in Selma as most unique in So. Oregon. An easy commute to G.P. makes this 2 br. 1 1/2 ba. w/vaulted ceilings a real find. Huge private deck overlooks the creek. "Oregon Paradise." Quality throughout. Wood/elec. Heat, d/ w, hkups., carpeted indoor storage room, \$650 mo. 1st, last and \$550 dep. Avail 7/3. Phone (541)597-P14-2p 2185. RV trailer space up to 35-foot full hookups on shared land, horse OK, 2 people maximum. Selma, \$225 month. 597-S<u>15-1p</u> 4517 TWO BEDROOM one bath on five wooded acres. \$900 month + security deposit, (541) 592-<u>6529.</u> S15-1p HOUSE on 5 miles outside of C.J. 2 bedroom, 1 bath, gas and wood heat, fridge, washer/dryer, pets, carport, no smoking or HUD.

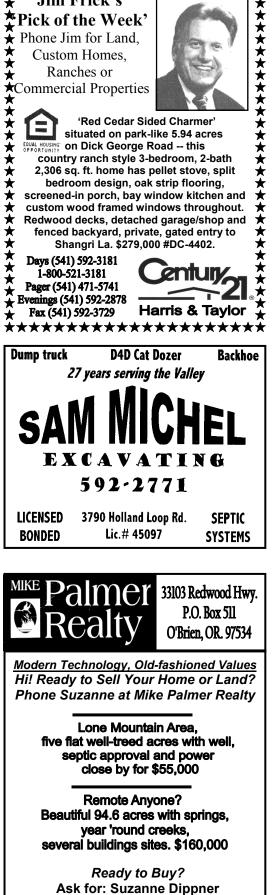
bath, \$750 month, w/ first, last, deposit.

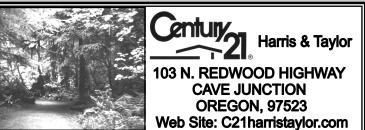


(800) 848-2225

N12-tfc WANTED canopy and self-contained camper for full size pickup priced reasonably, 596-2346. S13-3p 1986 TOYOTA Tercel, runs, 5-speed, 4 cyl., new batter, stereo and amplifier

ready, good tires,





L14-2p GREAT BUY! 4 bedroom, 2 bath, 1,848 sq. ft. for \$79,000. .43 acre, nice area of homes, walking distance to river. Won't last! Phone today ERA/Prestige #C03L009, (541) 474-4357 or (541) 659-4283.

DL12-6cp BY OWNER: Two adjoining city lots, 1.01 acres total, city services at streets Barlow and Sherwood. \$28,000 Terms possible. 592-3139. L12-6p 3 BEDROOM, 2 bath home on 5 acres (541) 597-4604. L14-2p

Support the merchants who advertise in the 'I.V. News'

References

5393

credit check re-

quired. \$475 mo. +

\$800 deposit. 592-

and

B13-2p

COMMERCIAL FOR RENT 358 Caves Hwy. Brue Body Shop location, \$600 a month o.b.o., possible to split in half. 592-3669 or 601-C<u>M11-tfc</u> 1520 FOR RENT OR LEASE 480 sq. ft. commercial bldg. located on Caves Hwy. across from A&B. Evenings (541) 592-3933. RC12-tfc

TWO SPACES available in Western Plaza, 600 sq. ft., 1,000 sq. ft. Phone 479-1416. W15-tfc



THE FINISHING TOUCH CLEANING SERVICE: Customized cleaning to your specifications commercial, residential, rentals, new construction, windows, local references, licensed, bonded and insured. Phone 592-5270. C42-tfc BRUSH BROS. yard services, fire hazard, removal, clearing, yard restoration, shrubs, trees, lawns, mowing, rototilling, hauling, wood splitting, free estimates. <u>597-4517.</u> S15-1p

### AGRICULTURE

Three Creeks Ranch now taking orders for grass hay first and second cutting. 592-3750. TCR11-tfc FOR SALE, HAY priced in the field, in the barn, or delivered locally. Order now. Cell. 761-1172. <u>TS15-1p</u> HAVE HAY WILL TRADE? By the bail, trucks, boats, trailers,

tractors? Cell 761-TS15-1p <u>1172.</u>

title available, \$400 o.b.o.592-4810. D15-1p 1987 Ford Tempo, runs good, auto, air, kept maintained, new transmission approx. 2 years ago, new tires and struts,

newer windshield, 592-4810. \$400. D15-1p 1992 Chrysler Lebarron LX 2 door. Beautiful car, tremendous rubber, meticulously maintained, garaged, power steering, seats, locks, compass, alarm, exterior temperature gauge, driver's air bag, tape and radio with 4 speakers, never used spare and tire chains 6 cylinder. with turbo, recent completely rebuilt 4 speed automatic, recent new muffler and catalytic converter, wife's car, second owner, purchased with 22,222 miles, \$700. Phone to see or for information, 592-6915. C.J.

M15-1p

M15-1p

1975 DODGE cargo

van. Slant six with 3

speed manual trans-

mission. Seriously

good rubber, roof

rack and runs very,

very well. Not beat

up, uses almost no

oil. Phone to see or

for more information,

592-6915. C.J. \$600

# 4'X4' - \$6 Also boxes as low as \$1.50 SHEET METAL

If it's SHEET METAL,

DOWNTOWN MINI STORAGE

102 S. CAVES AVENUE

592-4156

**OWEST PRICES** 

\$15 AND UP

24 HOUR ACCESS AFE & CONVENIENT LOCATION

Sub-Station)

BARGAIN

**MINI STORAGE** 

175 Finch Rd.

Kerby

\*8'x10' - \$32

\*10'x10' - \$37

\*10'x20' - \$67

**Open Vehicle** 

Parking

**MINI MINI** 

LOCKERS

3'X4' - \$4

ated across the highway from the Sheriff's

We'll Make It! \*Seamless Gutters \*Duct Work & Fittings \*Roof Flashing \*Hard-to-Find Items \*Fabrication \*Installation **DOWN & OUT** 

SEAMLESS GUTTERS 592-3391 License #94699 D&O7-tfc

'I.V. News' Classified Early Deadline Friday, July 4, Noon

EXCEPTIONAL 25+ acres in heart of Illinois Valley frontage with 2 tax lots ACRES with well, sepwith fruit trees, ponds, meadow, views and pri- Includes 1,200 sq. ft. Tall evergreens survate setting. Includes building, modern double-wide with well, septic and ad-3-bedroom, 2-bath floor joins I.V. Golf Course. plan, covered front porch, detached garage, pantry and large shop with bathroom. Beautiful property. \$245,000. #DC4401.

COUNTRY KITCHEN and well designed red cedar sided home with spacious 2,360 sq. ft. floor plan. Heat pump, flooring (hardwood, tile and carpet), wood framed windows, screened covered patio, fenced backyard and detached garage on 'park-like' 5.94 acres. \$279,000. #DC4402.

UNSURPASSED VIEWS from this box canyon 80 acres with 3 story custom Tudor home and upgrades throughout. More than 4,400 sq. ft. with 5-bedroom, 3-bath floor plan overlooking private lake, ponds, creek and bordering BLM. \$499,500. #TC4403.

ENJOY the wildlife from indoors- deer, squirrels Ole and birds love the landscaped 5.87 acres of property. Custom built ESTABLISHED lounge 2,130 sq. ft. ranch style and home with lots of extras, cabinetry, tile, redwood decks, hot tub and barbecue in kitchen. Fenced garden, 3-bay garage/ shop and 'park-like' property. Only \$279,000. #IC4405.

CAVE JUNCTION .24services at property. #KC4366. Listed to sell fast \$30,000. firm. #KC4406.

INCREDIBLE HWY. 199 BEAUTIFUL 9.99 totaling 3.63 acres. tic and pond included. round older manufacbusiness. tured home and livestock shelter. Lovely Zoned Commercial. \$350,000. #RC4404.

HOME ON ADDISON LANE with 3-bedroom, 2-bath, 1,456 sq. ft. on two tax lots. Could have another home, .50-acre fenced with city services. \$94,900. #AC4397.

MAJESTIC MOUNTAIN VIEWS, pond, 2 sides BLM. Immaculate 3bedroom, 2-bath 1,512 ft. Fleetwood sq. manufactured home on 5.79 acres. Insulated garage/shop and double-car port. \$179,000. #MC4392.

SPACIOUS 'NEW HOME' on .33-acre with 1,460 sq. ft., 3bedroom, 2-bath floor plan. New appliances, covered front porch and close to shopping. \$128,000. #OC4393.

CLEAN 2-bedroom, 2bath 1974 mobile in Joe's Park. \$10,000. #OC4390.

restaurant in downtown Cave Junction with excellent income and upgrades galore. Price includes equipment and inventory with more than 5,400 sq. ft. on .55-\$475,000 acre. #RC4373.

acre city lot, close to 5 ACRES of usable shopping, library, post level ground. Rare find office, DMV etc. All city at this price. \$35,000.

\$155,000. #RC4263. CENTURY 21 Harris & Taylor Leading the way! Always on the cutting edge.

National & even Worldwide

exposure for your property. **REAL ESTATE FOR THE REAL WORLD** \* JIM FRICK 592-2878 \* SANDY GLAMACK 592-3306 (541) 592-3181 \* STEVE LYONS 592-9201 Each Office is Independently Owned

location - private roadway into site. Only \$85,000. #GC4374. WELL ESTABLISHED

income producing RV park, store and ministorage in high traffic location. Includes manager's manufactured home, laundry and

expansion potential. Phone for details- only \$549,000. #RC4287. SOLID HOME in Cave Junction with 3bedrooms on a large lot (fenced in back).

Convenient location priced to sell at \$81,900. Phone today. #TC4365.

CHARMING RANCH STYLE home with recent remodel on large Cave Junction city lot (.27-acre). Perfect location, close to schools and shopping, great starter home with 2bedroom. 1-bath floor plan. Only \$71,000. . #RC4274.

setting PARK-LIKE refurbished doublewide with 16'x24' addition. Nice pasture and lofty pine trees. Approximately 1,000 ft East Fork Illinois River frontage and other build able tax lots.