

Classified Ads

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.

Oregon Mountain Real Estate
 221 S. Redwood Hwy. P.O. Box 835, Cave Junction, OR 97523
 (541) 592-4146 (866) 294-3882
 Visit us on the Internet: www.oregonmountain.com

*Selma Country living. Five wooded acres with a lovely 3-bedroom 2.5-bath home. This spacious home has more than 1,900 sq. ft. of living area. Features a large, open living and dining room area and a breakfast nook off of the kitchen. The split-bedroom design and the private deck accessible from the master bedroom contribute to the unique features. Various fruit trees, landscaping and a 3-car garage enhance this home. \$237,500 #871.

*Now here is a unique offering. We have a 1993 Fleetwood park model mobile home. One bedroom, 1 bath, 399 sq. ft. of living area. Mobile is in "senior" section of park. At the sale price of \$24,000 just about everything is included in the sale, refrigerator, range, microwave, coffee maker, toaster, TVs and most furniture. Really sharp. Bring your own toothbrush. #M136

*How about 3.5 acres of commercial property with a 1,600 sq. ft. building. Lots of possibilities here. In-town commercial properties of this size are hard to find. If your business uses multiple vehicles or needs room to store equipment or inventory then this might just be the spot. Owners are motivated to move their surplus property. \$105,000. #759.

*Here is another commercial property. 2,600+ sq. ft. building fronting Redwood Hwy. Excellent highway exposure and super off-street parking. Three of the four office spaces currently rented to long-term tenants. Just more than one-third of an acre in two tax lots. \$235,000. #878.

*10+ acres in Selma. Fronts on Hwy. 199 and has Anderson Creek through the property. Older single-wide 2-bedroom, 1-bath mobile. Some level land, some elevated. Shared well. Several nice home-sites. Live in the mobile while you build your dream home on one of the view sites. \$84,500 #875.

'We Know the Valley'
 Junction Realty
 111 N. Redwood Hwy. - P.O. Box 849
 Cave Junction, OR 97523
 800-238-6493 / 541-592-3858
 Fax 541-592-3963
 Call a Professional - Call Junction Realty
 jctreal@cavejunction.com
 Home Page at www.cavejunction.com/

FRAME BUILT 2-bedroom 2-bath home on 7 acres in Selma. Private setting, fenced garden area, fruit trees, room for a horse or two, part wooded, recently remodeled home with wood floors in living room and kitchen. \$235,000. #1096.

5 ACRES just out Rockydale Road a little ways. New partition. Owner will supply well for this price. Power in, septic approval obtained, brushed and site ready to go. Nice views of surrounding mountains. Restricted to frame homes. \$85,900. #1090.

27/100-acre close in with city water and cable TV. Buyer will have to put in septic system. Some restrictions. Paved road frontage. \$27,000. #1089.

INCREDIBLE VIEWS! Excellent property for horses or other critters. Fenced and level. Detached garage. 1973 2-bedroom, 1-bath single-wide mobile has new vinyl and carpets, covered porches front and back. Sits back from road on just more than 5 acres. Nice lawn, some fruit trees. Only \$108,400. #1087.

CHARMING, well kept 2-bedroom frame home on 3.6 wooded acres. Quiet, private, very nice shop with guest room/office above. \$135,000. #1093.

ALMOST 27 ACRES, home and guest home, shop, barn, pond, water rights, gravity flow spring, year 'round creek... What more could you ask for? All for \$189,500. #1049. Phone for more details!

BRIGHT, ROOMY 2-bedroom and den and 2-bath double-wide with private setting on 2-plus acres off Crooks Creek in Selma. Newly painted inside. Seasonal creek and garden area too, makes this worth looking at for \$115,000. #1045.

National/International marketing on the Internet at www.cavejunction.com/realstate or www.realtor.com. Marketing also through the Real Estate Book plus spot ads here and there.

LAND, WATERFRONT, COMMERCIAL, RESIDENTIAL, 1031-TAX DEFERRED EXCHANGES

Phone Jim Frick
 Century 21 Harris & Taylor
 450-8777 OR 592-2878

PAUL WELLER
 House Moving
 Jacking and raising up to 10 feet
 (541) 592-3673
 Oregon #567888-California #468356
 Not equipped for mobilehomes

REAL ESTATE LOTS/ACREAGE

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

FOR RENT (Continued)

CAVE JUNCTION one- and two-bedroom apartments. Rent based on income. Equal Housing Opportunity. Grand Management Services. 592-4959 (541) 572-3611. GMS2-tfc

3-bedroom, 1 1/2-bath country home, \$750 security deposit, \$625 mo. No pets, no smoking. 592-5326 evenings. P27-6p

2-bedroom, 1.5 bath mobile in quiet adult park. Rent includes sewer, water, garbage, references checked -- over 55. Phone 1-800-381-5545 or (541) 944-5818. \$395 per month. RS29-4c

ONE-BEDROOM apartment for rent, one adult only, \$350 and security deposit. 416 E. River St. 592-3575. Leave message, no dogs. L30-1p

NEWER 3-bedroom, 1-bath home, secluded rural area, \$650 per mo. + electricity, \$500 deposit. No smoking or pets. Taking applications. Phone, 592-4986. B30-2p

RV trailer space up to 35', full hookups, share acreage, \$200 per month plus utilities. Dog, cat, OK. Phone 597-4517, Selma. S30-2p

In O'Brien - 2 bedroom, 2 bath, family room, large living and dining room - very clean, nice carpet - enclosed porch - no smoking or inside pets - senior discounts, \$595 mo. \$800 security, 596-2816. N29-3p

PERSONALS

\$\$\$ NEED CASH \$\$\$ WE pay for remaining payments on Property Sold! Mortgages! Annuities! Injury Settlements! Immediate quotes!!! "Nobody beats our prices." National Contract Buyers (800) 490-0731 ext. 305. NCB1-tfc

HAVING A DRINKING problem? Perhaps Alcoholics Anonymous can help -- Cave Junction 592-6258 or 592-2901. Sunday 8 p.m. at Immanuel United Methodist Church. Tuesday, 7 p.m. book study at St. Matthias Episcopal Church. Wednesday, 7 p.m. men's meeting at Episcopal Church. Thursday 8 p.m. at Methodist Church. Saturday 10 a.m. Women's meeting at I.V. Family Resource Center. AA-tfc

Janet Prescott, Real Estate Broker
 Illinois Valley Real Estate presents:
 Highway frontage: large shop, older home and guest house on 8.20 acres zoned Rural Industrial \$275,000, #1787.
 Nice city lot. Owner terms, \$20,000 #1626.
 1.20 acres in city with a 3-bedroom, 2-bath manufactured home plus attached double-car garage. Nicely landscaped. Only \$97,900 #1779.
 Rural Housing, home in city .33-acre. 3-bedroom, 2-bath, with an assumable loan. Nicely treed, detached garage. #1789 \$129,000.
 Planning on selling? Please give me a call, inventory is very low.

Phone Janet Prescott 592-4464
 IVRE49-tfc

FOR SALE

Augur 3-point hitch two sizes, 4-inch and 12-inch pits \$400 OBO. Phone 592-4465. SF29-4p

NICE large upright freezer with lock, good condition. \$100 Phone 592-3055. M30-1p

NICE king bedroom set, no mattress, \$150 OBO; and nice wood dining table, \$40 OBO. 592-3034. S30-1p

FOR SALE

Perpetual Flame Softwood for sale, full three-cord load of dry softwood for \$350. Phone (541) 660-8704. Free delivery in the valley. P30-4p

FIREWOOD cords, cut and split to fit most stoves, hardwood and softwood, 592-4316. B30-2p

WOOD for sale, please phone after 5 p.m., 592-3847. B30-2p

ERA PRESTIGE HOMES
 Sandy Powell (541) 474-4357

FIXER UPPER on beautiful 5.51 acre secluded level parcel. Year-round creek with nice foot bridge runs next to house. Owner financing makes this workable. Minutes from Lake Selmac. CO3L266 \$129,000.
CONVENIENT 20 ACRES: Beautiful, secluded and just 5 minutes to Grants Pass. Capped well. Non-forest dwelling permit, owner financing available. CO3L220 \$145,000. EPH29-4c

REAL ESTATE WANTED

WANTED: Home with land and good water. Phone, cell (707) 621-1011. Leave message. B28-1p

AUTOMOTIVE

1979 BLUE CHEVY Blazer. Runs good, body/paint good condition, 2 wheel drive. Must see to appreciate. \$950 or best offer. 592-5255 or 592-3361. DNE20-tfc

FOR SALE 1981 NISSAN 4x4 \$1750. A/JO 19-foot Camp Trailer S/C \$500, OBO. 592-4885. W29-3p

REAL ESTATE FOR RENT

ONE-BEDROOM guest house with washer/dryer hook-ups, \$400 per month. 5555 West Side Road, 25 acres on river, secluded, deck, view, available now, (541) 592-2235. R30-1p

ONE-BEDROOM trailer with tip out in living room, no big dogs, \$250 mo. + electricity, 596-2309. L30-2p

PRIVATE furnished room for rent, clean, quiet and decent, \$250 + half utilities, 592-2876. P30-2p

COMMERCIAL FOR RENT

362 Caves Hwy. 960 sq. ft. building behind Cone 10 Pottery, \$450/mo. OBO, 592-3669, (541)601-1520. CM29-tfc

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

FOUND PETS

Shepherd mix, female, light tan, found on N. Old Stage Road, approximately 6 months old, 592-2621. J30-1p

SERVICES

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

THE HANDYMAN PATROL
 Home repair and maintenance, remodel, carpentry. Courteous and professional. LICENSED, BONDED, INSURED. #60250. Don't call 911! Call 592-4319. M26-5p

STORAGE

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

DOWNTOWN MINI STORAGE
 102 S. CAVES AVENUE
 592-4156

LOWEST PRICES \$15 AND UP
 24 HOUR ACCESS
 SAFE & CONVENIENT LOCATION
 (Located across the highway from the Sheriff's Sub-Station)

BRUSH BROS.
 Yard services, fire hazard removal, tree shrub trimming, mowing, rototilling, wood splitting, berries overgrowth cleared, free estimate, 597-4517. S30-2p

Steel Buildings Foundations
 Many types to choose from. Commercial, residential, farm. Licensed, bonded. LaComb Construction. Phone 592-3955. L28-4p

SHEET METAL

If it's SHEET METAL, We'll Make It!
 *Seamless Gutters
 *Duct Work & Findings
 *Roof Flashing
 *Hard-to-Find Items
 *Fabrication
 DOWN & OUT SEAMLESS GUTTERS 592-3391
 License #94699 D&O7-tfc

CONSTRUCTION HELP WANTED

CONSTRUCTION SUB CONTRACTORS/ Employees, framers, siders, finish carpenters. Residential/commercial. Send application to P.O. Box 597, Wilderville, OR, 97543. HDP9-tfc

AGRICULTURE

Three Creeks Ranch now taking orders for grass hay, first and second cutting. 25 percent discount for 10 tons or more of first cutting. 592-3750. TCR-tfc

Concord grapes, ready now, very best juice and jelly, 35-cents per pound, phone 592-3609. J28-2p

GRASS HAY, \$4; pea and wheat hay, \$3.50; barley and oat hay, \$3.50, clover hay, \$3.50. Phone Kristi at C&C Ranch 592-3443. CCR23-tfc

GRAPES for sale: Concord grapes, 45-cents per pound, 592-3609. S30-1p

MARINE

BOAT for sale, 19-foot Cobia fishing boat, cubby cabin, 50hp Johnson OB trailer, GPS, \$2,000 OBO, good condition 592-4559. H27-3p

RECREATION VEHICLES

FOR SALE- Amphibious 6-wheel ATV "Argo Type" 1979 Hustler, runs good, camouflage paint, \$2,495. Phone 592-5255 or 592-3361. DNE28-tfc

HELP WANTED

MEDICAL Behavioral Health RN
 Siskiyou Community Health Center
 Unique full-time position in busy family practice clinic in Cave Junction for RN with psychiatric and substance abuse treatment experience. As part of the interdisciplinary team, provides medical care and short-term supportive counseling for clinic patients. Assists physicians in case management and coordination of patient care. Functions as primary liaison between patients and external resources. Candidate must have strong primary care nursing experience in addition to experience in behavioral medicine. Familiarity with Josephine County mental health and community resource agencies preferred. We offer competitive salary and excellent benefits. Send resume to: Clinic Operations Officer, Siskiyou Community Health Center, 125 NE Manzanita, Grants Pass, OR 97526. Fax: (541) 471-1439. SCHC29-2c
 More 'Help Wanted' on Page 9

Century 21 Harris & Taylor
 103 N. REDWOOD HIGHWAY, CAVE JUNCTION, OREGON, 97523
 Web Site: C21harristaylor.com

LEVEL, WOODED and really a great location--this 5.18 acres in Illinois Valley is waiting for a buyer - manufactured home OK, too. \$42,500. #MC4420.

GREAT INVESTMENT property, nice 4.62 acres with woods, meadow and borders BLM. Older manufactured home with 840 sq. ft., two outbuildings and Merlin area location. \$135,000. #OC4421.

EXCEPTIONAL 25+ acres in heart of Illinois Valley with fruit trees, ponds, meadow, views and private setting. Includes modern double-wide with 3-bedroom, 2-bath floor plan, covered front porch, detached garage, pantry and large shop with bathroom. Beautiful property. \$245,000. #DC4401.

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.

INCREDIBLE Highway 199 frontage with 2 tax lots totaling 3.63 acres. Includes 1,200 sq. ft. building, business, well, septic and adjoins I.V. Golf Course. Zoned Commercial. \$350,000. #RC4404.

5 ACRES of usable, level ground. Rare find at this price. \$32,000. #KC4366.

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

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

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

ESTABLISHED LOUNGE & 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-acre. \$475,000. #RC4373.

WELL ESTABLISHED - income-producing RV park, store and mini-storage in high traffic location. Includes manager's manufactured home, laundry and expansion potential. Phone for details. \$549,000. #RC4373.

STUNNING SETTING in the heart of the Illinois Valley, this 68.7 acre ranch has a 2-story "ranch style" 3-bedroom, 3-bath home with cultured rock fireplace, cozy living room and huge master bedroom. Fenced and cross-fenced, 13 acres sprinkler irrigated, hay storage, horse barn and shop. Only \$550,000. #DC4328.

SOUTHWEST OREGON CHARMER - Quaint 11-unit motel in Southwestern Oregon with separate manager's home. Well established since current owners purchased in 1976. Lifestyle, income and includes equipment and inventory. \$395,000. #RC4348.

1 LEVEL ACRE, just north of O'Brien, Oregon. Located near Rough & Ready Botanical Wayside. Natural vegetation, nice views, part fenced, surveyed, standard septic approval - submit all offers. Only \$22,500. #RC4353.

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
 * CAROL DOERING 592-3385
 * JIM FRICK 592-2878
 * SANDY GLAMACK 592-3306
 * STEVE LYONS 592-9201
 * IAN CROSBY 592-9687

Century 21.com
 (541) 592-3181
 Each Office is Independently Owned

Don't forget to sign up for the I.V. Citizens Patrol. Make a difference! 592-9296

Please don't litter