

Classified Ads

Deadline: 5 p.m. Thursdays.
 Ads received later will go in the next issue, but can be accepted for the current issue, space permitting, at a higher rate.



'We Know the Valley'

111 N. Redwood Hwy., POB 849, Cave Junction OR 97523
 800-238-6493 / 541-592-3858 / Fax 541-592-3963
 jcrealty@cavejunction.com / www.cavejunction.com/realestate

Want the best? Hire the Best!
 We represent both Buyers and Sellers.

Custom three-bedroom, two-bath home on five acres. Good views, lots of skylights, vaulted ceilings, very open feeling to house and property. Main bedroom has walk-in closet, bath with garden tub. Nice lawn and yard with BBQ area and hot tub. Twenty fruit trees. Garage is finished and has pull-down ladder to attic, also automatic opener. \$347,000
 mls #52716451

A well-preserved piece of the past. Part of an old resort, this two-bedroom, one-bath, 1,053 sq. ft. cabin is mostly original and well cared for. Hardwood floors and river rock fireplace. Nice place for \$125,000.
 mls #52801103

A wonderful, comfy three-bedroom, two-bath, 1,780 sq. ft. home with an approximately 10' x 56' deck that overlooks the Illinois River. Listen to the soothing sounds of the river! Very spacious, open plan home, with a family room & living room. Island in kitchen, breakfast bar, lots of cupboards. Easy maintenance yard, mostly all nature-approved. Very nice guest quarters, with living room, bath and bedroom. Has newer carpet too. Oversized single garage. Not a drive-by property, has a security gate. Wooded and private, except for owners home, who lives next door. If you want a river view, this is it! \$245,900 mls #52805278

Charming older two-bedroom, one 1/4-bath, 1,346 sq. ft. home in good condition. A little dated, with big country kitchen, lots of cabinetry, counter space and a good sized pantry. Open floor plan to dining room from kitchen, makes this a good place to socialize with family/friends. Good-sized bedrooms, big closets. Patio door off living room leads to covered patio area. Very gentle slope to level property, good variety of trees, fenced & surveyed. Three-car detached garage with attached carport. Plus pole structure with three bays for whatever you need it for. Very close to town conveniences. \$199,000 mls #52806977

Car lover's delight and good for their wife too! Custom home with great kitchen and a very large garage with a mechanic's pit. This is a very nice custom home, two-bedroom and two-bath, 1,734 sq. ft. home on more than six acres. Home has a nice deck, small lawn, nice property, good location and more. Check it out! \$279,900 mls #52809854

Use our Internet Site to search the Southern Oregon MLS
 Then let us know how we can help you too!

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 Century 21
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OR

century21.com

to see almost all area listings. Most have multiple photos instead of just one main photo that you see in print advertising and there are even Virtual Tours on many properties.

85% of buyer's start their property search on the internet because they know they get more information faster.

Call us at 541-592-3181
 when you find something you like or have any questions!



221 S. Redwood Hwy. PO Box 835
 Cave Junction, OR 97523

www.oregonmountain.com 541-592-4146

How about 1/4-acre lot at the edge of town. Well wooded, level and has seasonal creek. \$55,000 #1114. A nearby 0.8-acre parcel with a mobile home is also available from the same seller, just reduced to \$149,000. Seller says to make him an offer. He might even finance the property. Well, the 1/4-acre parcel is in escrow now but the 0.8-acre and mobile is still available.

Need to be closer to Grants Pass? Here is an 11-acre parcel with a two-bedroom, two-bath newer manufactured home. There is approximately 1,400 sq. ft. of living area in the home which features a modern kitchen, den and a spacious master bedroom suite. Located near Hayes Hill so you are halfway between Cave Junction and Grants Pass. \$325,000 #1123

Custom two-story home on a corner lot. This new home features three bedrooms, two and a half baths and more than 1,800 sq. ft. of top-of-the-line living area. Would you believe Teak laminate flooring in the living room and dining room! Kitchen cabinets are oak, nice walk-in pantry. Heating and cooling via heat pump. Front yard is landscaped with a drip system while the backyard is fenced and ready for your landscaping touch. \$287,000 #1085

Two Family Set-up -- Two lots, 4.79 and 5.09 acres respectively adjoining each other on Rockydale Road. The vacant lot has frontage on the East Fork of the Illinois River. The parcel on the road has a 1,456 sq. ft. three-bedroom, two-bath home with attached garage. The home has new paint, carpet and vinyl, and was just painted outside. Home with 4.79 acres = \$225,000. #1101 Riverfront lot 5.01 acres = \$159,000 #1102. Owner will consider selling both in a package deal for \$345,000.

COMMERCIAL

COMMERCIAL SPACE for rent at 358 Caves Hwy. 1,920 sq. ft. Can divide. New paint. 601-1520 or 592-3669
 CM41-tfc

WAREHOUSE & OFFICE for lease at 1001 Caves Hwy. \$750 per month, first & last. Available now. Phone 479-5343
 CO38-tfc

REAL ESTATE

BROOKINGS, OREGON. 2-bedroom, 2-bath, skylights, fireplace, gated 55+ community. Tennis courts, clubhouse, nearby shopping. \$239,500. Owner will finance. 310-470-1158 / 541-247-2551
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MANUFACTURED HOMES

EZ-FINANCING available for manufactured homes! Low Down Payment OK! ZERO Down with land! No PMI! No Loan Origination Fees! No Closing Costs! CALL FOR PRE-APPROVAL! (800) 926-4060. CMH.
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LOANS

Private Loan Specialists! For 23 years we have matched lenders and borrowers to solve unique situations.
 *Self-employed
 *New Business
 *Bridge Loans
 *Foster Care
 *Out-of-state borrowers
 *Land
 Fast & Courteous Service.
 Compare our Rates!
Rogue River Mortgage LLC
 Lynn Costantino or Bob Puntney
 476-6672 or 800-659-6172

RENTALS

NEWER TWO-BEDROOM, 2-bath duplex with garage. All major appliances including washer and dryer. Water, sewer and trash paid. No smoking, no pets. \$600 per month. 592-3676
 OMRE27-tfc

BEAUTIFUL, QUIET ranch setting. 3-bedroom, 2-bath mobile. Small indoor pets. \$650 per month, plus security. Phone 597-4489. Available NOW!
 MC41-4P

1-BEDROOM + DEN house, 5 miles SW of C.J. Clean & peaceful country setting. Carport, deck, wood and gas heat, refrigerator, washer/dryer. No HUD, pets or smoking. Credit check & references required. \$500 per month + \$800 deposit. Phone (541) 592-5393
 BB42-2C

117 N. JUNCTION C. J. Duplex
 *New 2-bedroom, 2-bath with office, 1,010 sq. ft. \$650
 *Spacious 1-bedroom, 1-bath, 1,066 sq. ft. \$620
 *1-bedroom, 650 sq. ft. \$475
 *Studio 620 sq. ft. \$400
 First, last & deposit. Phone (541) 660-2748 or 659-9063.
 HDP41-tfc

NICE, CLEAN 2-bedroom duplex. Thermopane windows. Beautiful appliances. Carport. Laundry hookups. Landlord pays water, sewer, trash. Near town. No pets, no HUD, \$525 month. \$850 deposit. 592-2096
 JL43-tfc

Subscribe today!

BARGAIN MINI STORAGE
 175 Finch Road Kerby 592-3355
 *8'x10' - \$35
 *10'x10' - \$42
 *10'x20' - \$72
 *8'x40' - \$100
 *8'x28' - \$72
 Open Vehicle Parking

RENTALS

2-BEDROOM, 1-bath, 900 sq. ft. apartments on Junction Ave. Covered parking stall & private patio per unit. All on one level, new landscaping, washer/dryer hookups. Suitable for seniors or disabled - walk to anywhere in town. Water, sewer, trash removal included. \$475 - \$500 per month. First, last and deposit. No smoking, no pets. Phone 592-8548
 EY43-2P

PROPERTY MANAGEMENT

CENTURY 21 Harris & Taylor now doing Property Management in Illinois Valley. Put our experience and competent management skills to work for you. Phone Century 21 Harris & Taylor today at 592-3181
 CHT50-tfc

APPLIANCES & FURNISHINGS

ELITE RENT-2-OWN today! Household furniture, living room sets, bedroom sets, dining room sets, appliances, electronics, computers. Home of the Big-Screen TV. 232 NW 6th St. Grants Pass 474-7174
 RJ18-tfc

FIREWOOD

PERPETUAL FLAME
 Green hardwood \$185/cord, 2-cord minimum. Kiln dried hardwood \$210/cord or a mix. Delivered in Illinois Valley. 660-8704
 JK35-tfc

SEASONED DRY firewood. Hardwood \$90/half-cord. Mixed \$80/half-cord. Fir \$70/half-cord. Phone 592-3262
 CH34-10P

SEASONED MADRONE. The best firewood available. Will cut shorter or smaller for seniors - phone 541-287-0336
 DS42-5P

MADRONE - LOG truck loads \$900. Phone 592-2590 or 592-2672
 MG39-4P

RENTAL NEEDED

MATURE GENTLEMAN with steady employment needs 1-3 bedroom house with fenced yard (have older canine companion). Phone Dave 541-880-4832
 DB43-2P

PERSONAL

Tired of Trying to Lose Weight Alone?
 Join us at TOPS (Take Off Pounds Sensibly). A low-cost Weight Loss Support Group for all ages and sizes. We meet 10:30 a.m. to Noon every Thursday at the Methodist Church. Questions:
Phone Teri at 592-3167 or www.tops.org

DRINKING PROBLEM?
 AA CAN HELP
 Call 592-2901 or 761-4115

CJ Meetings: Immanuel Methodist Church
 Thurs 7 p.m.
 Sat 7 p.m.
 Sun 7 p.m.
St. Matthias Church
 Tues 7 p.m.
 Wed 7 p.m. Men
 Sat 10 a.m. Women
First Love Christian Fellowship
 139 Caves Hwy.
 Mon 7-8 p.m.
 Wed 7-8 p.m.
AL-ANON Family Group
 I.V. Senior Center
 Wed 7-8 p.m.

ILLINOIS VALLEY MINI STORAGE
 102 S. Caves Ave. 592-2878 or 450-8777
LOWEST PRICES \$15 and up
 24-HOUR ACCESS
 Safe, secure and convenient location
 (behind SOFCU)

CARETAKER

LICENSED CARETAKER will provide in-home care. Phone 541-597-8551 for interview.
 RB43-1P

FOR SALE

BARK CHIPS from Kauffman Wood, approximately 20-yard load. \$150 delivered in I.V. Phone 592-2568
 DK30-tfc

PETS

WELSH CORGI puppies, 11 weeks old. AKC registered. 4 males, 2 females. Phone 596-2346
 Happy New Year.
 KS41-2P

FARM & GARDEN

BEEF \$1.60 pound hanging weight. Organic Black Angus, ready to butcher. Phone 592-2603.
 JS43-1P

BUSINESS OPPORTUNITY

100% RECESSION proof! Do you earn \$800 in a day? Your own local candy route. Includes 25 machines and Candy. all for \$9,995. 1-888-776-3071.
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Be more informed on news in your community - subscribe to the *Illinois Valley News*. Send your check to I.V. News Inc., P.O. Box 1370, Cave Junction, OR 97523. Within Josephine County \$22.80 per year, \$26.40 Jackson County or \$36 for out-of county. *Illinois Valley News* is published weekly.

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 541-479-5583

LOST DOG

LOST DOG - New Year's Eve - A large black and white long-haired dog lost approximately 1 mile south of Cave Junction. Looks like a Swiss Mountain / Bernese Mountain dog. Please phone 592-4205. Reward.
 KM43-1P

LOST DOG - Pomeranian mix, female, buff color. Lost Jan. 2 afternoon, ten miles up Caves Hwy. Reward. Phone 592-4177
 AB43-1P

HELP WANTED

A W E S O M E TRAVEL job! Guys / gals, travel USA with coed business group representing major hip-hop, rock & roll, fashion, sport publications! Transportation furnished. Call James, Team Xtreme. 1-888-802-8747.
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DRIVERS - ROCKY mountain doubles! \$1,000 sign on bonus. Regional runs, home weekly. LCV Certification or 6 months prior doubles experience required. Call today (866) 706-4615
 www.swifttruckingjobs.com.
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DRIVER - \$5K sign-on bonus for experienced teams with hazmat: dry van & temp control available. O/os welcome. Call Covenant (866) 684-2519 EOE.
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VALLEY VISITOR EARLY-BIRD SPECIAL
 Pay for your ad before March 1, 2009 and get **LAST YEAR'S RATE**
 (6% increase after 3/1)
 Don't miss this opportunity to advertise in the Valley's premier travel publication.
541-592-2541

ILLINOIS VALLEY MINI STORAGE
 6'x12' - \$30
 8'x12' - \$45
 10'x12' - \$55
592-2878 or 450-8777
102 S. CAVES AVE.

LEGAL NOTICE

NOTICE OF PUBLIC MEETING
 This is to give notice that on Monday, January 12, 2009, at 7 p.m. in the Council Chambers of City Hall, 222 W. Lister Street, Cave Junction, Oregon, the Common Council of the City of Cave Junction will meet in a regular session. The agenda may include, but is not limited to, the following:
 *Minutes of Previous Meeting(s)
 *Oath of Office
 *State of the City Address
 *Council Updates
 *Request to Waive LUBA Order - H. Sommer
 *Continued Public Hearing - Brookhurst Development Agreement
 *Continued Public Hearing - Redwood Hwy LID
 *Continued Public Hearing - Ordinance (Development Agreement)
 *Executive Session - ORS 192.660 (2) (b,f,h) {If/As Required}
 *Comments
 Publish: Jan. 7, 2009

Illinois Valley Senior Center, Inc. will conduct a special membership meeting on Thursday, January 22, 2009 at 2 p.m. in the I.V. Senior Center, 520 E. River St., Cave Junction, Ore. All members are invited and urged to attend. Agenda items will include, but are not limited to, the dues structure and changes will be made to the bylaws.
 Publish: Jan. 7, 14, 21, 2009

The **Illinois Valley Fire District Board of Directors** will hold a regular meeting at 7:00 p.m. at the Administrative Building, 681 Caves Highway, Cave Junction, Oregon, on January 8, 2009.
 The meeting will include any matter that may arise after this publication.
 (The meeting location is accessible to persons with disabilities.)
 (The Board reserves the right to hold an executive session at this meeting under the authority of ORS 192.660.)
 (Any comments or concerns must be submitted in writing.)
 Publish: Jan. 7, 2009

Illinois Valley Airport - Airport Layout Plan Update Rescheduled Public Meeting #1
Date: January 13, 2009
Time: 6 p.m. - 7:30 p.m.
Where: Illinois Valley Airport, Restaurant Building (30904 Redwood Highway, Cave Junction, Oregon)

The intent of the project is to update the 2001 Illinois Valley Airport Layout Plan (ALP) and Narrative Report. This document is more than 7 years old and needs to be updated to reflect new facilities, current projections of airport activity, new environmental and other regulatory constraints, and to plan for an appropriate mix of land uses to support projected aviation and non-aviation needs and the long-term financial health of the airport.

This update and report project will provide the airport with revised ALP drawings and a Capital Improvement Program (CIP) that will provide the airport with a method and proposed schedule for correcting identified airport design deficiencies. It is the intent of this study to update existing drawings and provide a review of existing and long-range needs of the airport. Specific items that will be addressed within the narrative report include a review of the historic buildings on the Airport, and how they may affect future development, along with a detailed discussion of the appropriate Airport Reference Code (ARC). The ARC dictates the Federal Aviation Administration's (FAA's) design and safety standards for the Airport.

Members of the public are welcomed and highly encouraged to attend the Public Meeting to discuss the Airport Layout Plan Update.
 Publish: Jan. 7, 2009