

Classifieds



‘We Know the Valley’
111 N. Redwood Hwy., POB 849,
Cave Junction OR 97523
800-238-6493 / 541-592-3858 / Fax 541-592-3963

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

2 bdrm 2 bath 1404 sf Mfg home (2001), vaulted ceilings, lots of windows in L/R and D/R & kitchen. Laundry room, that has entrance to back deck. Deck is Trex. There are several outbuildings, that need some work, but are serviceable. Garage, however needs power. Property is all level, some trees, beautiful views of distant mountains. Not too far to town, for all conveniences. Pub. Schools apx. 3-4 miles. Beautiful valley and not far to the coast. Summers great for gardening, if you’re a fan of that hobby. \$117,000mls # 52935532

2 SW mobiles on one tax lot. Either mobile can be hardship. Entire property is fenced. Nicely landscaped. In ground sprinklers and drip irrigation. Mobiles use same well and septic. Metal roofs on both. Workshop. Mobile #1 is a 1962 Premier 16x44 704 sq. ft. with additions. Wood siding, heat is electric and wood stove, patio, dbl paned windows, walkin closet, R/O is propane. Mobile #2 is a 1982 Hillcrest 14x60 840 sq. ft. Metal siding, heat is electric forced air, window AC, garden area, deck \$107,000 mls # 52934192

The Oregon Dream Awaits You. Here is a small cabin with attached shop that sits in a picturesque wooded setting by the babbling creek. This is located at the end of the road for maximum quiet & privacy. Power and internet are at cabin. Come take a look! \$175,000 mls # 52932512

Huge RV garage with 2 doors. Shop area, lots of storage space and 220. There is also a single car garage. Very nice 2 bdrm 2 ba 1566 sf home with a large utility room that even has a desk and lots of storage. Fireplace. Heat pump. Walk in closet in master bedroom. Garden with gardening bench. Lots of flowers and shrubs. Covered deck and extra shed. Lots of extras on this beautiful city lot that almost a third of an acre. \$150,000 mls# 52930249

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

IT’S ALL ABOUT RESULTS

Jim Frick delivers!



Give HIM a Call!

103 N. Redwood Hwy
Cave Junction, OR 97523
(541) 450-8777
www.c21harristaylor.com/cj

Looking to buy or sell?
Give me a call.
Experience and Knowledge Working for You.

I know the Valley!
“I donate to our local library from each sale.”
Call Today!
Cilicia Jean Philemon
Licensed Realtor/Broker
Home – 541-592-4062 Office – 541-592-3858

“We Know the Valley”
221 N. Redwood Hwy., POB 849
Cave Junction, OR 97523
800-238-6493 / 541-592-3858 / Fax 541-592-3963
MLS®



221 S. Redwood Hwy. PO Box 835
Cave Junction, OR 97523
www.oregonmountain.com 541-592-4146

MOBILE HOME SELECTION, All in 55+ Park
Two bedroom, one bath mobile home in the local 55+ park. Features vaulted ceilings, heat pump for comfort and major appliances. About 840 sq. ft. of living area. This 2006 home is looking for a new owner, is it you? **\$25,000 #M187**
PRICE REDUCTION: Two bedroom, two bath mobile home in a 55+ senior park. Sits on a corner lot with a nice deck and some fencing. About 1150 sq. ft. of living area with newer vinyl flooring. Large bedrooms with ample closet space. **\$13,000 #M185**
Another mobile home in a 55+ park. They become available and we sell them, so here is our latest offering. 1996 two bedroom, two bath with split bedroom design. Comfortable kitchen features a skylight, lots of cupboards and storage. Stove and refrigerator included. Small covered deck and a fenced in area for your four legged friend. **\$25,000 #M186**
Up-scale living in this 1300+ sq. ft. manufactured home in a 55+ senior park. With 2 bedrooms and 2 baths, ample counter space, lots of cupboards, cathedral ceilings and a bright cheery setting. All major appliances included. Easy care landscaping. **\$58,900 #M188**

HOMES FOR RENT

1 - BED ROOM MOBILE in Kerby. No pets. \$375 per monthpluselectricity. First, last & security. References required. 541-592-2825
RS49-tfc

AUTOS WANTED

WANTED: YOUR scrap cars & trucks. Will pick up. \$100 for large vehicles, call for quote on small at 541-592-2427 or 541-659-3899. No garbage. I.V. Recyclers JS41-tfc

\$\$\$ PAYING \$\$\$ TOP DOLLAR \$ \$50 ~ \$200 for autos and trucks. Same day service at Valley Wreckers in Selma. Call David Rubenstein at 541-450-3013 DR29

SERVICES

Brush Bros. Yard Service. Property cleanups, brush and berry removal, tree trimming, wood splitting, hauling. Call Mark 541-660-1505 tfn

STORAGE

STORAGE CONTAINERS
Are you ready for winter? Keep everything safe and dry in a lockable wind and water-tight container. Purchase or rent, as low as \$120 per month. (541) 479-5583
GW30-tfc

VOLUNTEERS WANTED

Do you like meeting people? IV Library needs tablers to sign up new library cards and members. tfn

IV Library needs volunteers to shelve books. 3 hours per week. Call Kate or Barry. 592-4778. [tfn](mailto:)

Read & Recycle

Lose Weight, - Feel Great!

TOPS (Take Off Pounds Sensibly). Weight Loss for all sizes. 10:30 a.m. to Noon on Thursdays. United Methodist Church. 541-592-3167
TOPS22-tfc

VOLUNTEERS WANTED

I.V Eagle is looking for a few people to help transport our Vets to their V.A. appt. Must have valid driver’s license and a real desire to give back to those that -have given so much. We are looking for compassionate volunteers that want to help our Vets. Call Dee at 541-944-3741

Timber for Sale/ Wanted

Brent Ottosen Logging Top \$\$\$ Paid on Private Timber! Selective logging at its finest – with detailed clean-up. Cash advances available! Also paying cash for heavily timbered acreage. 541-955-7168 4.17

LOST DOG

Reward for “Shadow” a Border collie mix, female, black with white on chest and tip of tail, 45 lbs, lost on Sunday, March 17 at Rockydale Rd. Miss her!! Call Laura at 541-592-3360 [4.10](mailto:)

MARTIAL ARTS
Tai Chi & Chi Kung
Spring classes every Friday,
Time: 5:00 - 6:00 p.m.
At Rising Dragon
Call Neil for information at 541-592-6031

ILLINOIS VALLEY MINI STORAGE

6'x12' - \$30
8'x12' - \$45
10'x12' - \$55
541-592-2878 or 541-450-8777
102 S. CAVES AVE.

DRINKING PROBLEM? AA CAN HELP
CALL 541-592-2901 or 541-761-4115 ***

CJ Meetings: Immanuel Methodist Church
Mon 7-8 p.m.
Wed 7-8 p.m.
Thurs 7 p.m.
Sat 7 p.m.
Sun 7 p.m.

AL-ANON Family Group: I.V. Senior Center
Wed 7-8 p.m.
Women’s Meetings: I.V. Family Coalition Building
Fri 12 p.m.

INSTRUCTORS WANTED

Do you have skills you would like to share with others? Art, craft and quilting teachers needed. 541-592-5373

VEHICLES FOR SALE

1994 GMC Flatbed Dump truck Dual 1-ton snow plow toolboxes excellent shape 454 motor. Must see! \$4,500. Call 541-659-0211 or 541-821-9038 4.10

1983 Subaru Brat, new engine, new tires, excellent shape, \$3,000 or trade call 541-659-2011 or 541-821-9038

VEHICLES FOR SALE

1995 Ford F-250 7.3 Diesel.

low mileage,
Auto Trans, New cab carpet-Cab dash top-Heavy duty Grill Guard & Door steps. More details & photos on Craig’s List, Cave Junction \$4,800. 541-415-4295,

RUMMAGE SALE

Rummage Sale Fundraiser for the Dome School on Saturday, April 13th, 10 a.m. – 4 p.m. at the County Building in Cave Junction, Donation of quality used items accepted Friday, April 12th, 2 – 5 p.m. at County Building. [4.10](mailto:)

GUN FOR SALE

Savage Model 99F, .243 WIN, Lever action, brass counter, Redfield sight, checkered walnut stock, original leather case, 100 rounds of ammo, \$575.00 (949) 903-4161 Grants Pass/Wonder 4.17

FIRE WOOD

PERPETUAL FLAME Green hardwood \$200 a cord, 2 cord minimum Soft wood \$180 a cord, 2 cord minimum Delivered in the Illinois Valley. 541-660-8704 k tfn B

WORK WANTED

Certified Medical Assistant seeking in-home care clients. Remain at home enjoying proficient, c o m p a s s i o n a t e personal care. Excellent references! 541-592-6059 [6.1.](mailto:)

AVON

Rep. Laura Mancuso serving the Cave Junction area, 541-660-5191. Brochures at the IV News office or enjoy shopping at www.youravon.com/lmancuso.

HAY FOR SALE

DOUBLE A RANCH Hay sales. High quality Klamath Alfalfa, grass and grass/alfalfa mix hay. Straw available located in Selma. We deliver. 541-659-7822 [6.27.13](mailto:)

Little white house with a big view!



This 2 bedroom home sits on almost 10 acres and adjoins government land. Home has about 1060 sq. ft. of living area with a combined living room and dining room area, roomy kitchen and a real fireplace. From a practical standpoint the newer heat pump does a better job than the fireplace, just does not have the charm! Enclosed breezeway connects house to the garage. Nice deck in the back of home allows you to enjoy the great outdoors. Home needs a little TLC and that is reflected in the price of \$137,900 #1233

Oregon Mountain Real Estate
541-592-4146

Public Notice

Kerby Water District will hold its monthly board meeting Wednesday, April 17, 2013 6 p.m. at the Kerby Belt Building, 24353 RWH in Kerby. The agenda will include, but is not limited to, general business and monthly financial reports. General public is welcome.

Public Notice

Notice of Budget Committee Meeting
A public meeting of the Budget Committee of the Kerby Water District, Josephine County, State of Oregon, to discuss the budget for the fiscal year July 1, 2013 to June 30, 2014, will be held at Kerby Belt Building, 24353 Redwood Hwy. The meeting will take place on April 17, 2013 at 6:30 p.m.
The purpose of the meeting is to receive the budget message and to receive comment from the public on the budget. This is a public meeting where deliberation of the Budget Committee will take place. Any person may appear at the meeting and discuss the proposed programs with the Budget Committee.
A copy of the budget document may be inspected or obtained on or after May, 16, 2013 at 201 Caves Hwy. IVCDO between the hours of 9:00 a.m. and 3:00 p.m.

Public Notice

Illinois Valley Soil & Water Conservation District Board will meet on Thursday, April 25, 2013 at 6 p.m. in the County Building in Cave Junction. The agenda for the meeting will include, but is not limited to, the following:

- ◆ Approval of Minutes
- ◆ Financial Report
- ◆ Agency Reports

If you need assistance or information, please contact the IVSWCD Office at 592-3731 during regular business hours. Publish March 10 and 17, 2013.

Public Notice

TRUSTEE’S NOTICE OF SALE Loan No.: 200059795 T.S. No.: 1103916OR Reference is made to that certain commercial deed made by, LISA A ENGEL AND GALEN D ENGEL AS WIFE AND HUSBAND as Grantor to TICOR TITLE INSURANCE COMPANY, as trustee, in favor of BAYVIEW FINANCIAL SMALL BUSINESS FUNDING, LLC A DELAWARE LIMITED LIABILITY COMPANY, as Beneficiary, dated 8/30/2007, recorded 8/30/2007, in official records of Josephine County, Oregon in book/reel/volume No. at page No. , fee/file/instrument/microfile/reception No. 2007-017147 (indicated which), covering the following described real property situated in said County and State, to wit: APN: R304178 PARCEL 1 OF PARTITION PLAT NO. 2007-009, IN JOSEPHINE COUNTY OREGON Commonly known as: 145 Taylor Place Merlin OR 97532 Both the beneficiary and the trustee have elected to sell the said real property to satisfy the obligations secured by said Commercial trust deed and notice has been recorded pursuant to Section 86.735(3) of Oregon Revised Statutes: the default for which the foreclosure is made is the grantor’s: Installment of Principal and Interest plus impounds and/or advances which became due on 11/1/2010 plus late charges, and all subsequent installments of principal, interest, balloon payments, plus impounds and/or advances and late charges that become payable. Monthly Payment \$1,122.66 Monthly Late Charge \$56.13 By this reason of said default the beneficiary has declared all obligations secured by said deed of trust immediately due and payable, said sums being the following, to-wit: The sum of \$178,383.78 together with interest thereon at the rate of 6% per annum from 10/1/2010 until paid; plus all accrued late charges thereon; and all trustee’s fees, foreclosure costs and any sums advanced by the beneficiary pursuant to the terms of said deed of trust. Whereof, notice hereby is given that First American Title Company, the undersigned trustee will on 8/5/2013 at the hour of 1:00 PM, Standard of Time, as established by section 187.110, Oregon Revised Statutes, at At the front door to the Josephine County Courthouse, 500 NW 6th Street,, Grants Pass, OR County of Josephine, State of Oregon, sell at public auction to the highest bidder for cash the interest in the said described real property which the grantor had or had power to convey at the time of the execution by him of the said trust deed, together with any interest which the grantor or his successors in interest acquired after the execution of said trust deed, to satisfy the foregoing obligations thereby secured and the costs and expenses of sale, including a reasonable charge by the trustee. Notice is further given that any person named in Section 86.753 of Oregon Revised Statutes has the right to have the foreclosure proceeding dismissed and the trust deed reinstated by payment to the beneficiary of the entire amount then due (other than such portion of said principal as would not then be due had no default occurred), together with the costs, trustee’s and attorney’s fees and curing any other default complained of in the Notice of Default by tendering the performance required under the obligation or trust deed, at any time prior to five days before the date last set for sale. In construing this notice, the masculine gender includes the feminine and the neuter, the singular includes plural, the word “grantor” includes any successor in interest to the grantor as well as any other persons owing an obligation, the performance of which is secured by said trust deed, the words “trustee” and “beneficiary” include their respective successors in interest, if any. Dated: 4/2/2013 First American Title Company c/o Seaside Trustee, Inc. 3 First American Way Santa Ana, California 92707 (702) 207-0292 Signature By: Cindy Engel Authorized Signor P1031281 4/10, 4/17, 4/24, 05/01