

Classifieds

'We Know the Valley'

Junction Realty 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.

Great Little 8.83 acre Mini-Ranch--Very nice, 3bd 1 ba with lots of recent upgrading, inc refinished solid oak wood floor in L/R, kit. cabinets, island/stove, & bathroom. lg master bd, good size laundry, and most of interior is freshly painted. Large deck off kitchen, for your view of barn, pasture area and casual entertaining or just lounging. Prop all level, fncd/cross fenced, with pasture dotted with shade trees & some conifers. 8 X 12 new built pump house with storage & barn has corrals, and also a new, secure chicken house/coop. (pampered chickens) 3 mature, diff variety, apple trees. Big garden area, and a view of mountains. \$240,000 mls# 52937514

This cute little cottage style home is on .28 of an acre and is on the edge of the city limits. It has a pretty yard with lots of flowers and a large garden area. This is zoned Rural Commercial which has many uses, including a home business. Check with planning. Lots of potential here. Home is currently rented. Needs a little TLC. \$89,500 mls# 52936643

First time on market in many years! Cute, little cabin style home on a nice wooded, level 3.22 ac parcel, on the edge of Cave Jct city limits. It needs a little cosmetic work, but appears to be fairly sound. An attached garage is partially finished on the interior, as it has been used at different times as additional living space. Partially carpeted and drywalled. Easily converted to its intended use as a garage, as the garage door is still in place. Excellent producing well of record, shows 20 GPM, when drilled. This would make a perfect guest house, and then build your own home in addition. Close to all town conveniences, schools, fire station, and in the country too.... \$89,000 mls# 2943426

Nice older home on 5 wooded acres, adjacent to larger parcels of property. Open floor plan. Garage is 20 x 24 and 1/2 is garage and 1/2 is set up as a shop. House is being sold AS- IS and owner has no info on well or septic. \$123,000 mls#52934915

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!

Century 21
Harris and Taylor

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

CEN Professional
Quality Website Design

cenproweb@gmail.com 541-291-8724

Oregon Mountain Real Estate

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

20 acre wooded home site. Nice iron entry gate leads to the gravel driveway edged with white decorative boulders. There is a storage building, septic installed and well drilled. Bring power onto the property and build your custom home. **\$169,000 #1263**

Here is an unusual property. Back in 2004 this level 5 acre parcel was purchased. The following year a septic system was installed and 1680 sq. ft. double wide mobile home was placed on the property. Power was never brought in nor was a well drilled. The home has sat there ever since! The heirs would like this property sold so come talk to us. **\$79,000 #1264.** End of Story!

Two legal addressed, two separate dwellings with own driveways, own electrical service and private yards. One dwelling has two bedrooms and 1 bath while the other is probably a one bedroom, one bath though you might use the spare room as a bedroom. Several out buildings plus a shop. On the south end of the property is a nice pond. Quiet and secluded this almost 20 acre parcel could be your hide-a-way or continue to use it as a rental. Borders government land. **\$249,900 #12149**

Mini Ranch? Here is a level 5 acre with a 2 bedroom, 2 bath manufactured home. Over 1400 sq. ft. of living area with a large kitchen and breakfast bar, family room and a nice covered and enclosed deck. Oversized, detached double garage, gazebo and RV hookup. Front of this property would make a neat spot for a horse or two. It is fenced and cross fenced and there is a small barn. **\$186,500 #1240**

FOR RENT

2 bedroom apartment w/ water, sewer & trash paid. In town, \$575 Rent & \$575 Deposit 541-592-4676. 2.19

1 bdrm on 3 acres close to town. \$500/ mo w/ \$700 sec dep. Must have proof of income and decent credit report to rent. PU application at Junction Realty__tfn

4 bedroom, 2 bath for rent on about 5 acres, \$925 per mo, 1st & last + cleaning. Call 541-592-6070, leave message. ____tfn

Well kept 2 bedrm house with yard near C.J. Wood floors Propane heat, no pets, no smoking \$575 a month. Adjacent shop available for \$350 month. Large deposit. 541-488-1916

3 BEDROOM, 2 BATH house in town--wood stove, oven & refrigerator, dishwasher, washer & dryer. Large play yard. \$775 per mo/\$775 security deposit. Not available for HUD. References required. Call (541) 659-7863.

AUTOS WANTED

Old car that still runs, looks not important. Need to get to town for errands. Call 541-597-2948

WANTED: YOUR scrap cars & trucks. Will pick up. \$100 for large vehicles, call for quote on small at 541-659-3899. 541-659-0224 No garbage. I.V.Re c y c l e r s JS41-tfn

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

\$6
Sell It Here

SERVICES

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

P r o p e r t y maintenance, mini excavation and tractor service. If you need it done, I do it. Reasonable rates. Call Mike 541-415-0417 2.26

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

Storage unit for rent. 8 x 20 \$130 per month.. Call 541-787 0535. ____2.26

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 /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 ____2.22

AVON

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

Imancuso.

TRAILERS WANTED

Trailers wanted. Any length but need 8 ft wide. Cheap! 541-787-0535 ____2.26

Wanted singlewide mobile to relocate call 541-287-0016 __2.19

PERSONALS

Young Entrepreneur seeking older much wiser Entrepreneur/ Mentor, who may be willing to invest in this young person's business. Need help financially as well as guidance, to make the dream and goal become a reality :) mentorme@cavenet.com, for info.

PETS & EGGS FOR SALE

Timberwolf/Malamute Hybrid Pups, 7 weeks old, \$300 -- 400 w/ Akita/Shepherd Sire. Plus organic Quail eggs and brown & green chicken eggs. Call 541-592-6123

CARE GIVERS

Caregivers needed in Cave Junction. Please call Larry Parsons 541-592-2340

Caregiver in need of person to care for. Registered w/hcc-or.org. Ready to help make life easier. Call Yolanda 541-592-5424.

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 ____3.29.14

FIRE WOOD

PERPETUAL FLAME Green hardwood \$200 a cord, 2 cord minimum Soft wood \$160 a cord, 2 cord minimum Delivered in the Illinois Valley. 541-660-8704 k tfn B

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.

Women's Meetings:
I.V. Family Coalition Building
Fri 12 p.m.

AL-ANON
Family Group:
I.V. Senior Center
Wed 5-6 p.m.

NEW DAY - NEW TIME!

Ready to change?
We did!

TOPS (Take Off Pounds Sensibly) Weight Loss Support Group

Now meeting at the IV Family Coalition

Join us on Mondays
10 am - Noon
In the River Room

FOR MORE INFO CALL
541-592-3167

HERBAL

Lady Thyme Herbs
315 S. Redwood Hwy.
Now accepting Visa, MasterCard, Discover and American Express.
Hours: Wed. and Thurs. 1:30 - 7 p.m. Fri. - Sun. 10 a.m. - 5 p.m. 2.19

BINGO FOR ALL AGES WEDNESDAYS
EARLY BIRD 6:30 - 7PM
17 GAMES 7 - 10PM
HAMBURGERS FOR SALE
520 E. RIVER STREET, CJ
IV SENIOR CENTER

Public Notice

Kerby Water District will hold its monthly board meeting Wednesday, Feb. 19, 2014 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

The Kerby Water District will be having a Budget Committee organizational meeting following the February 19, 2014 regular Board meeting. The purpose of this meeting will be to discuss the Budget Committee agenda, training and new member orientation. Anyone interested in being on the Budget Committee should meet at the Kerby Belt Building 24253 RWH at 6:00 p.m.

CAMERAS

Cameras Minoltas, Minox, Polaroid, Kodak, Slide projectors, Tripod, Movie projector, screen editor. 541-592-3457 Cave Junction

HELP WANTED

Company hiring drivers to transport clients to medical appointments. Must have clean driving record and pass a criminal background check. We are a drug free workplace. \$10 per hour to start. Flexible hours. Send Resume to PO Box 474, Sutherlin, OR 97479

LOST & FOUND

Pit Bull mix older puppy found running down Hwy199 near Rockydale Monday 2/10. Please call 541-592-4763.

Read & Recycle

QUALITY HOME WITH RIVER ACCESS



Quality workmanship is evident everywhere in this three bedroom, two bath home. Entering the foyer, one has a choice of either proceeding to the family room or the formal living room with its fireplace and mountain views framed by the large picture window. A formal dining room, large kitchen with island, walk-in pantry and a laundry/utility room are just part of the big picture. The guest bathroom with a Roman tub and shower stall is handicap accessible. You will find another Roman tub and shower stall in the master bathroom. Continuing with the Roman theme, there is an attached garage with room for two chariots. This lovely 2254 sq. ft. home is situated on one acre in a gated community with river access. \$299,500 #1239

Oregon Mountain Real Estate 541-592-4146

10 EASY STEPS TO KILL YOUR BUSINESS

1. DON'T ADVERTISE... Just pretend everyone knows what you have to offer.
2. DON'T ADVERTISE... Tell yourself you just don't have time to spend thinking about promoting your business.
3. DON'T ADVERTISE... Just assume everyone knows what you sell.
4. DON'T ADVERTISE... Forget that there are new potential customers who would do business with you if they were invited to do so.
5. DON'T ADVERTISE... Convince yourself that you've been in business so long customers will automatically come to you.
6. DON'T ADVERTISE... Forget that you have competition trying to attract your customers away from you.
7. DON'T ADVERTISE... Tell yourself it costs too much to advertise, and that you don't get enough out of it.
8. DON'T ADVERTISE... Overlook the fact that advertising is an investment in selling - not an expense.
9. DON'T ADVERTISE... Be sure not to provide an adequate advertising budget for your business.
10. DON'T ADVERTISE... Forget that you have to keep reminding your established customers that you appreciate their business.

Bottom Line: Avoid killing your business
Advertise!

Share your business with the community.
Contact the Illinois Valley News Today!
Call 541-592-2541 or
Email dan@illinois-valley-news.com