

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.

3 bdrm, 2 bath 1769 sq. ft. manufactured home, gigantic shop, fenced pasture, and barn. If you want a great shop this is it. Pasture for the horses too. 40x60 shop with insulated roof and cement floor. Lots of electrical outlets and 10x14 foot door. Home is among the trees at the rear of the property. Home, shop, and deck, have permits. Permits say the manufactured home has runners but it also has concrete blocks around manufactured home. About 4 acres is field fenced. Barn is about 24x30 with room for hay storage. Covered deck is about 10x36. Well flow in 2005 was 17.5 GPM. Mountain views. \$289,000 MLS #2969449

27.91 acres. Located not far from city of CJ and all public schools, heavily wooded parcel, with potential for partitioning. Urban Growth boundary of CJ, and could be annexed for further potential development. TL 1604, adjacent, belongs to city of CJ and it has a large city water reservoir water storage tank on it. The buyers are encouraged to conduct their own due diligence, regarding development and uses of this property. \$119,900 MLS #2966684

Pretty property with 2 bdrm, 2 bath, dbl wide on over 1 acre located just on edge of city limits of CJ, possible annexation and dividing potential. Older double wide, is very livable, great open floor plan with a step saving kitchen, brand new gas cook top stove, oil (toyo type) furnace for heat. Wet bar, big living room, separate family area next to dining room and kitchen. Extra bonus room area off master bedroom. This was a deluxe model in its day. There is a 2nd MH that is permitted as an accessory building, needs lots of work, currently used as storage. Several smaller sheds, pump house and a 20x20 workshop with lots of light. All level property, with gigantic trees (conifers). First time on market in many, many years. \$199,900 MLS# 2965953

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

GET FRICK & MOORE RESULTS!

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Looking for an oversized city lot? Here is a 1.2 acre lot on West River St. with a well and septic installed. There was a mobile home the property, it has been removed. This could be just the spot to build your home. \$75,000 #1352

Buy of the week! City lot of 0.22 acres. At one time there was a house here so city water and sewer should be available. Possibility of a zone change here from residential to commercial. Located next door to the post office. Put on your thinking cap and figure what the possibilities are. \$33,000 #1347

Tired of looking at postage stamp sized city lots to build on? Here is a 0.75 acre lot at the end of Wells Drive on the cul-de-sac for added privacy. This lot is about three times the size of most city lots. Possible owner financing. \$50,000 #1346

10 acre parcel on Westside Rd. Nice mix of hardwoods and conifers. Has a drilled well. Zoned RR5 so there might be a possibility of splitting into two five acre lots. Owner may carry paper. \$169,000 #1342.

Are you looking to be off the grid? Here is a 160 acre parcel with a three bedroom, two bath two story home. Over 2000 sq.ft. of living area. Currently using solar and a generator. Spring water, a pond, some marketable timber and lots of peace and quiet. \$346,900 #1334

Located in the heart of Cave Junction, this **commercial office building** has highway frontage, paved parking, two driveways and good exposure. Over 2600 sq. ft. of office space with four offices, three currently rented to long term tenants. Exterior of building was remodeled in 2008 with new sidewalks, railing, new roof, new brick trim and stucco finish. Multiple heat pumps. Current business willing to continue occupancy. \$285,000 #1328

SERVICES
DIVORCE \$155. Complete preparation. Includes children, custody, support, property and bills division. No court appearances. Divorced in 1-5 weeks possible. 503-772-5295. www.paralegalalternatives.com legalalt@msn.com/ OCAN 10.12

PROPERTY WANTED
Caretaker job wanted, experienced grounds keeper w/ tools, animal friendly; just need power & septic hook-ups, have horse to maintain, fenced pasture (optional)s Call 541-415-0220_tfn-P

FREE BOXES
 I.V. News provides old bundles of newspapers, \$2 each (about 100 newspapers). Plus, FREE boxes and old inserts. You can call us at 541-592-2541.

AVON
 AVON brochures available at Illinois Valley News. Call your local AVON Rep. Laura Mancuso @ 541-660-5191 or shop at www.youravon.com/luminously.

MISC.
 Do you owe over \$10,000 in back taxes? We help people resolve tax debt. \$50 cash back upon sign-up. BBB Accredited. Call for a free consultation 1-800-956-6048
 OCAN 10.12

HELP WANTED
Help Wanted
 Start the school year with a new job at Head Start! We are looking for cooks & cooks assistants for the Cave Junction Center. To fill out the job application go to www.socfc.org if you don't have internet access call 541-734-5150, ext. 1026 for help with the application.
 10.12-B

Chronic Pain? Back or joint pain, arthritis? Recent Medicare/health coverage changes may benefit you!
 OCAN 10.12

DONATE YOUR CAR, TRUCK OR BOAT TO HERITAGE FOR THE BLIND. Free 3 Day Vacation, Tax Deductible, Free Towing, All Paperwork Taken Care Of. CALL 1-800-918-1105_OCAN 10.12

SATELLITE
DISH Network - NEW FLEX PACK- Select the Channels You Want. FREE Installation. FREE Streaming. \$39.99/24 months. ADD Internet for \$14.95 a month. CALL 1-800-394-5170_OCAN 10.12

Drive with Uber. No experience is required, but you'll need a Smartphone. It's fun and easy. For more information, call: 1-800-819-1182
 OCAN 10.12

Products are little to NO COST, if qualified. FREE Shipping. Accredited Pain Specialists. CALL 1-800-481-7096
 OCAN 10.12

Lung Cancer? 60 or Older? If So, You and Your Family may Be Entitled To A Significant Cash Award. Call 800-413-5730 To Learn More. No Risk, No Money Out of Pocket
 OCAN 10.12

Public Notice

Lien Sale Notice
 The following people must contact A+ Mini Storage, 25657 Redwood Hwy 97523 before 5 p.m., October 22, 2016 and bring their accounts **current** or the contents of their unit/units will be sold:
 #30 10x20 Houston, Daniel
 #92 10x10 Hayze, Gypsy
 #132 10x15 Tucker, Peggy
 #199 10x15 Hayze, Gypsy
 Publish Oct. 5 & 12

FREE

Apple & Pears for pig farmers in Selma. Call Hank or Linda, 541-597-2828

GARAGE SALE

3090 Caves Hwy, Oct. 15 & 16, 9 a.m. - 5 p.m., tools and antiques
 10.12-P

AUTOS FOR SALE

1996 3/4 ton Chevy Diesel Silverado pick-up good condition, \$4,995 OBO contract, 541-660-3876
 10.12-B

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 9.30-P

Public Notice

Kerby Water District will hold its monthly board meeting Wednesday, Oct. 19, 2016 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.

WEIGHT LOSS SUPPORT ON THURSDAY MORNINGS, IN A BRAND NEW SPACE COME BY AND JOIN US WE'LL SAVE YOU A PLACE

TOPS (TAKE OFF POUNDS SENSIBLY) MEETS THURSDAY 10:30AM-NOON AT THE SISKIYOU COMMUNITY HEALTH CLINIC

FOR MORE INFORMATION CALL TERI AT 541-415-2926 OR PAT AT 541-592-2799

This is to give notice that on Monday, October 31, 2016 at 6:00 p.m., in the Anne Basker Auditorium Annex of the County Courthouse, 600 NW 6th Street, the Josephine County Planning Commission, in accordance with the Land Use Hearing Rules, will conduct a public hearing on the following item:

Text amendments to the Josephine County Rural Land Development Code:
 If approved the decision will allow changes to the Rural Land Development Code to address growing marijuana in the residential zones. Other text amendments proposed help address land use conflicts that have arisen as a result of the marijuana industry in Josephine County:

LIVING THE DREAM



Lovely ranch style home tucked on 25.17 acre property with mountain views and trees. Home is 2653 sq ft with 3 bedroom 2 bath, living room with fireplace, formal dining, kitchen with island. Double pane windows, master bath has dual sink and dual shower heads, 24 x 24 car garage, 24 x 24 x 16 work shop, 2 seasonal ponds, RV parking with electric and water hook-ups. 13 GPM and many more. Motivated Seller!
 \$452,000

Call Luz Moore! 541-415-4251
 103 N Redwood Highway, Cave Junction, OR 97523S

Public Notice

fencing, plant location, oversight, building size and overcrowding, odor, lights, waste management, noise, camping, runoff, and citation authority. For a copy of the staff summary and list of amendments, visit: (http://www.co.josephine.or.us/Page.asp?NavID=801).

REVIEW AUTHORITY OF THE PLANNING COMMISSION. The Planning Commission reviews all applications to amend any element of the comprehensive plan.

The Planning Commission shall make the final decision to amend elements of the Comprehensive Plan and text of the RLDC. The decision shall be in the form of written findings meeting the requirements of state law and Section 31.120.C of the RLDC. If approved, a recommended ordinance to the Board of County Commissioners accompanies the decision.

FOR MORE INFORMATION FROM THE COUNTY: Please contact the Josephine County Planning Office Monday - Thursday 8am-12noon, at (541) 474-5421.

ALL INTERESTED PERSONS may attend and express their views. The meeting location is accessible to persons with disabilities. If special physical or language accommodations are necessary for this hearing, please notify the Commissioners' Office at least 48 hours in advance. TDD (Hearing Impaired) 1-800-735-2900

PUBLISH ONCE: October 12, 2016

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.

Is it time to retire?



Upscale retirement in this 1600 sf manufactured home in a 55+ park. Three bedroom two bath with a split bedroom design. Dining, living and kitchen are open floor plan with an island breakfast area. Plenty of windows and lots of cupboards. Landscaped front with watering system. Come and enjoy a comfortable retirement. \$82,900 M203

Oregon Mountain Real Estate
 541-592-4146