

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.

Beautiful 25.44 acre property not too far out of town. Mostly level, with some gentle slope to the east. Open pasture area (natural meadow) with lots of trees on about 1/2 of it toward the east and the BLM. 2 wells on property, one is low prod, other is approx 5 GPM when drilled. Septic approval. Will need home site approval. Fantastic location for a large parcel. Would make a gorgeous home site, mini ranch, or toward the trees for more privacy. \$115,000 MLS#2963469

Old homestead, first time on market in many, many years. Needs lots of TLC. There is this property, and 4 other tax lots included in the total acreage of 67.55 acres. This home was built in 1963 and has 2 BR, 2 BA with 1667 sq. ft. There is another old non-livable home that was original home prior to current one now livable, still on the property. They sit back off the road for some privacy and you cannot see another home from this home site. Many other accessory buildings on property. Heavily wooded. Adjoining tax lots are vacant, and included in this transaction. Home is on well and septic, conventional power. Family liquidation sale. \$625,000 MLS#2968283

5.09 acres. Nearly all level property on edge of city of Cave Junction, in the county. Really great for a home site, septic approved for standard system, well already in, power close by. Dotted with trees, and lots of open natural meadows. Zoning good for easy development (Rural Residential 5 acre min.) \$65,000 MLS#2962851

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

GET FRICK & MOORE RESULTS!

Jim Frick

Broker

Cell 541.450.8777

jfrick3@earthlink.net

CENTURION®

Producer 2002-2006

Luz Moore

Broker

Cell 541.415.4251

luzmoore@ymail.com

Certified Int'l Property Specialist



Oregon Mountain Real Estate llc.

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

Mountains, valley and river. Those are the views from this 2300 sq. ft., 3 bedroom, 2 bath home on 18 acres. Need more than 18 acres? There is a 10 acre lot next door and a 62 acre lot also. Package deal for the house and 90 acres is \$695,000 or the house and 18 acres for \$365,000. Don't need a house? The 62 acres is available for \$265,000 or the 10 acres for \$94,500. Seller is flexible so don't hesitate on putting together an offer that fits your size requirements. #1354

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

Commercial office building with over 2600 sq. ft. of office space. Multiple heat pumps, city water and sewer, paved parking with two driveways, highway frontage with good visibility. Three offices currently rented. Current business willing to continue occupancy. Possibility of some owner financing. \$285,000 #1328

Mark Twain is supposed to have said, "Whiskey is for drinking and water is for fighting over." Well we have plenty of water on this property. How about some really old water rights on this **136 acre ranch**. About 120+ irrigated acres. Start with a 25 hp pump, 10 inch main line feeding a 15 hp pump which pressurizes an 8 inch sub main and selected laterals. All irrigation lines are buried. About 245 irripods with 2.5 gpm heads. According to the USDA Soil Survey of Josephine County, the soil is mainly Pollard Loam, 61B with slopes of 2 to 7 percent. Ranch is fenced and cross fenced, currently in hay and pasture. Two wells for livestock watering. 4300+ sq. ft. hay barn, metal equipment building. There is a two story, one bedroom home with a full basement and an unfinished second floor. First floor was completely remodeled with nice hardwood accents. \$1,200,000 #1324

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 10.19

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 10.19

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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 10.19

ULTIMATE BUNDLE from DIRECTV & AT&T. 2-Year Price Guarantee -Just \$89.99/month (TV/fast internet/phone) FREE Whole-Home Genie HD-DVR Upgrade. New Customers Only. Call Today 1-800-243-0916 OCAN 10.19

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

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

HELP WANTED

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 10.19

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.

MISC.

Spectrum Triple Play TV, Internet & Voice for \$29.99 ea. 60 MB per second speed. No contract or commitment. We buy your existing contract up to \$500! 1-800-718-0153 OCAN 10.19

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 10.19

Chronic Pain? Back or joint pain, arthritis? Recent Medicare/health coverage changes may benefit you! OCAN 10.19

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 10.19

YARD SALE

222 Ollis Rd. Unit 6A, Oct. 20, 21 & 22 from 9 a.m. to 4 p.m. (all 3 days) Something for everyone! (If rain will cancel) 10.19-P

3090 Caves Hwy, Oct. 22 & 23, 9 a.m. - 5 p.m., tools and antiques 10.19-B

Public Notice

The Dome School, Inc. Annual Meeting will be November 12 at 3 pm. 9367 Takilma Rd. Cave Junction.

VENDORS WANTED

Vendors for St. Patrick's of the Forest Christmas Bazaar, Nov. 4 & 5. Call Clara Hamilton at 541-287-0771. 10.26-B

XMAS BAZAAR

Christmas Bazaar St. Patrick's of the Forest Catholic Church Nov. 4 & 5, 9 a.m. - 4 p.m. 10.26-B

Public Notice

Floyd Greenlee Jr. you have until Oct. 28, 2016 to remove your belongings from the property of 130, 132 and 134 S. Sawyer Ave. or else it will be disposed of. 10.19.b

AVON

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

\$6 Sell it here!

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

PUBLIC NOTICE

NOTICE OF PUBLIC MEETING

This is to give notice that on Monday, October 24, at 7:00 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:

-EXECUTIVE SESSION - ORS 192.660 (2)(h) {Legal Counsel} - Legal merits, risks and ramifications related to ongoing litigation.

-POLICY REVIEW - (ONGOING LITIGATION) Comments

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.

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

Jackson/Josephine/Klamath County Schools Seek Students with Disabilities

On an ongoing basis, school districts in Jackson, Josephine, and Klamath counties conduct Child Find activities to locate children with disabilities, birth to 21 years of age, who are not currently receiving special education services. Each district wants to find and evaluate the skills of children within its boundaries who have serious physical, educational, emotional, mental, or learning problems so that appropriate educational programs may be provided. Such services must be provided for students with disabilities under federal and state law. The rights of parents and special education laws can be reviewed at the special education office within the local school districts.

For information contact: Ashland - 482-2438; Butte Falls - 865-3563; Central Point - 494-6231; Eagle Point - 830-6196; Medford - 842-3628; Phoenix-Talent - 535-7522; Pinehurst - 482-1910; Prospect - 560-3653; Rogue River - 582-6003; Three Rivers - 862-3111; Grants Pass - 474-5700; Klamath Falls City - 883-4745; Klamath County - 851-8759.

Se buscan estudiantes con discapacidades en las escuelas de los condados de Jack-

son, Josephine, y Klamath

Continuamente, los distritos escolares de los condados de Jackson, Josephine y Klamath dirigen actividades "Child Find" (Encuentra Niños) para localizar niños con discapacidades recién nacidos hasta los 21 años de edad, que actualmente no reciben servicios de educación especial. La meta de los distritos es identificar y evaluar las habilidades de niños dentro de sus distritos, los cuales tienen serios problemas físicos, emocionales, mentales o del aprendizaje para proveer servicios apropiados. Bajo las leyes estatales y federales, está requerida la provisión de estos servicios. Se puede revisar los derechos de los padres de familia y las leyes de la educación especial en las oficinas de la educación dentro de los distritos escolares locales.

Informes a: Ashland - 482-2438; Butte Falls - 865-3563;

Central Point - 494-6231; Eagle Point - 830-6196; Medford - 842-3628; Phoenix-Talent - 535-7522; Pinehurst - 482-1910; Prospect - 560-3653; Rogue River - 582-6003; Three Rivers - 862-3111; Grants Pass - 474-5700; Klamath Falls City - 883-4745; Klamath County - 851-8759. Publish 10.19, 10.26 and 11.2.16

FOR SALE



Custom manufactured home in 55+ senior park. Two bedroom, two bath home with over 1400 sq.ft. of living area. Textured walls, cement siding, extra insulation, raised prism ceiling, dream kitchen with island, walk in pantry, comfortable deck and much more. Situated near the end of the lane for added privacy.

\$89,500 #M198

Oregon Mountain Real Estate
541-592-4146