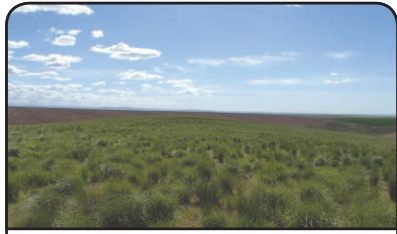




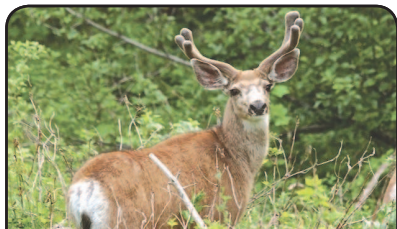
**MEADOW GRASS RIVER RANCH**  
**BAKER COUNTY, BAKER CITY, OR**  
 - 3Keating Valley 425 ac irrigated hay/pasture ranch. 360 ac Powder River water rights. 8 Tower pivot. 196 ac irr along river. Remodeled home. Shop w/working facilities. 1 mo BLM permit out the gate. 18 miles from Baker City. #RG00617 \$2,300,000



**SOUTH UMPQUA RIVER RANCH**  
**DOUGLAS COUNTY, CANYONVILLE, OR**  
**REDUCED** - 618.17 ac with 142 ac irrigated cropland/ pivot and hillside pasture. 5 ac/2 home sites, feeder barns, hay barns, milk parlor and shops/storage. Water rights. #RG00517 \$1,999,000



**FRASER FARM**  
**UMATILLA COUNTY, PENDLETON OR**  
 - 1402 ac. 1288 ac expired CRP. 45 bu average historical wheat production. Suitable for pasture and/or renewed wheat rotation. Good ROI. Home available under separate contract. #RG00417 \$865,900



**TIN PAN MEADOWS**  
**UMATILLA COUNTY, WESTON, OR**  
 - Investment opportunity. 102 +/- forested acres off of Hwy 204 south of Walla Walla. 65 acres are zoned FR (Forest Residential) which allows for the development of 5 acre tracts. Power to the property and a good well. Lots of wildlife. May be suitable for a conservation easement. WMU 54. #RG02416 \$525,000

**MORE LISTINGS INSIDE!**

# The Whitney Land Co.

**EASTERN OREGON FARM AND RANCH PROPERTIES**  
 (541) 278-4444 PHONE • (541) 276-0090 FAX

JIM WHITNEY, CCIM/OWNER/PRINCIPAL BROKER • TODD LONGGOOD, OWNER/BROKER  
 GARY JELLUM, BROKER • TIMOTHY "SCOTT" COE, BROKER • TRAVIS BLOOMER, BROKER • BLAKE KNOWLES, BROKER • CHRISTOPHER STUVLAND, BROKER  
 101 S.E. 3RD STREET • PENDLETON, OR 97801  
 E-Mail: farms@whitneylandcompany.com • Web Site: www.whitneylandcompany.com

• **MAURER RANCH - WASCO COUNTY, WASCO, OR** - Approximately 47,120 acres, with just over 29,279 acres deeded, and an additional 11,000 acres of BLM and 7,000 acres of USFS leased lands. The business operation has been in cattle, sheep, grain, hay, and recreation. Over 8 miles of deeded river frontage on the lower John Day River. Exceptional fishing. **\$19,750,000.** #RG03015

• **BUCKAROO RANCH - UMATILLA COUNTY, UKIAH, OR** - 16,200 contiguous acres 7 miles SW of Ukiah. Premier hunting and recreational opportunities with resident deer and elk herds. Multiple creeks draining into the North Fork of John Day River. Numerous springs and stock ponds. Historically 825-850 AUMs. Adjacent US Forest Service and BLM. Well balanced and various timber species along with mountain meadows. **\$12,960,000.** #RG01015

• **DEVIL'S CHAIR RANCH - BAKER & MALHEUR COUNTIES, IRONSIDE, OR** - 6,860 contiguous acres, excellent water including over 30 springs, superior hunting opportunity, corrals with truck access and separate holding pasture, currently runs 300 head for 6 months. **\$4,300,000.** #RG02116

• **FRAZIER MOUNTAIN - UNION COUNTY/ MEDICAL SPRINGS, OR** - 5,350 acres timber parcel with mountain pasture. Additional grazing acres available for lease from seller. Ponds and springs. LOP tags for deer and elk. Located adjacent to Wallowa Whitman National Forest. **\$3,445,000.** #RG02514

• **SILVERLAKE PROPERTY - SPOKANE COUNTY, MEDICAL LAKE, WA** - consists of 500 acres 10 miles south of Spokane and west of I-90, with 1 mile of frontage on Silver Lake. The property has 24 tax lots including 96 platted, approved lots. There are 200 acres in dryland alfalfa. There is one home on the property, as well as eight outbuildings. **\$2,500,000.** #RG00715

• **HERMISTON DEVELOPMENT PROPERTY - UMATILLA COUNTY, HERMISTON, OR** - Commercial/Industrial development gem. This is not path of progress property, it is in the center of Hermiston's newest development area. Adjacent to Hwy 395 this 41 +/- acre parcel contains 6 tax lots and sits between the new Eastern Oregon Trade and Events Center and the proposed Ranch & Home development, as well as Hermiston Foods and the Wal-Mart Distribution Center. This premier site is being offered in 3 parcels. Call for price and acreage breakdown. **\$2,295,000.** #RG02216

• **ARLINGTON PROPERTY - GILLIAM COUNTY, ARLINGTON, OR** - Rare rural investment property. Approx. 1,271 of dryland crop, CRP, pasture and wind turbines. 88 ac. currently seeded to wheat, 732 ac. in CRP contract expiring in 2020, 444 ac. of range and 10 wind turbines all contribute to the diversity of this investment located in north Central Oregon. **\$1,800,000.** #RG01214.

• **BLACKHORSE CANYON FARM - NORTHEAST OF HEPPNER, OR** - Two homes, 2,731 ac of which 200 acres are tillable. Farm is on a year-to-year lease. **\$1,650,000.** #RG01317

• **MUNKERS EQUINE RANCH - MORROW COUNTY, LEXINGTON, OR** - 337 ac equine facility which includes 65 ac irrigated lands, 261 ac CRP, 3,349 SF home, and complete horse facilities. Additional 225 ac water rights. Turn-key operation. **\$1,600,000** #RG00616

• **THE 57 RANCH - BAKER COUNTY, KEATING, OR** - 262 acres. Nice home, additional living quarters, shop, irrigated pasture, 1 mile off Powder River frontage. 127 acre water right, 2.5 acre pond. **\$1,550,000.** #RG00416

• **OLD RATTRAY RANCH NORTH - GILLIAM COUNTY, CONDON, OR** - 1,976.64 total acres. Deer, elk, and upland birds located throughout the property. Currently 837.74 acres of range, 984.96 acres of dryland crop, and 153.94 acres under CRP contract. Home with bunkhouse and outbuildings. **\$1,335,430** #RG02716

• **MITCHELL RANCH - WHEELER COUNTY, MITCHELL, OR** - 1,475 total acres of timber and range. Bridge Creek borders the property and seasonal creeks and springs provide water for grazing with good stand of timber. Elk and mule deer roam the pine and juniper filled grasslands found in the property's secluded reaches. **\$1,143,125.** #RG02915

• **ROCK CREEK BUTTE RANCH - BAKER COUNTY, HEREFORD, OR** - 1,560 acres. Perennial streams, springs, timber, corrals. Excellent hunting, 3 LOP tags. **\$934,440.** #RG03415

• **HUNT PROPERTY - BAKER COUNTY, KEATING, OR** - 1,312 acre timber parcel with mountain pasture. Located 10 miles from Keating Valley and 1 mile from Balm Creek Reservoir. Stream and springs. LOP tags for deer and elk. Located adjacent to Wallowa Whitman National Forest. **\$899,000.** #RG00714

• **OLD RATTRAY RANCH EAST - GILLIAM COUNTY, CONDON, OR** - 1,398.18 total acres. CRP contract in place on 108.01 acres. 784.24 acres of range and 505.93 acres currently seeded to wheat. No improvements. Great deer, elk and chukar hunting. **\$700,491.** #RG02616

• **TUM-A-LUM PROPERTY - UMATILLA COUNTY PENDLETON, OR** - Retail location in downtown Pendleton. Building for sale only, business will remain under an existing lease. 15,000 Sq.Ft main building on 1.47 acres with 3 outbuilding for additional storage or truck parking. **\$630,000.** #RG03216

• **KENNEWICK HORSE PROPERTY - ENTON COUNTY, KENNEWICK, WA** - 6.29 acres with an indoor arena, horse barn, shop, with a new 2,254 square feet of home, built in 2009 with too many amenities to list. A must see! **\$625,000.** #RG02916

• **DOUBLE BAR F RANCH** - located 6 miles from Ontario, Oregon, the Double Bar F Ranch contains 115 acres including 20 acres of alfalfa, 26 acres of irrigated pasture, and 50 acres of rangeland. The property includes a 2,500 square foot home with outbuildings, and running water is found in several locations on the property. Rural living, with abundant wildlife and amazing views, just outside a thriving Eastern Oregon city. **\$550,000.** #RG01915

• **BAKER VALLEY RANCH - BAKER COUNTY, HAINES, OR** - 88.98 acres nestled at the base of the Elkhorn Mountains. This picturesque property has a large main house, several outbuildings, hay/livestock barn and cattle working facility. The remainder of the property is a beautiful irrigated grass pasture which has been used for hay production and livestock grazing. Call Travis or Blake 541-278-4444. **\$549,000.** #RG03116

• **THE CATHERINE CREEK PROPERTY** - located 11 miles southwest of Union, Oregon adjacent to Hwy 203. The property contains 322 contiguous acres. It is located in the Catherine Creek Hunting Unit and is eligible for two (2) Landowner Preference tags (LOP) for both deer and elk. The property is bordered by USFS land to the south and is downstream from The Eagle Cap Wilderness. A wilderness pack trail is a short drive upstream from the property along a maintained forest service road. Catherine Creek flows 1/2 mile through the property. A variety of fish species, including steelhead, use these waters. **\$499,000.** #RG02614

• **MISSOURI GULCH DRYLAND WHEAT/CRP FARM** - 394.73 total acres of which 172 acres are enrolled in CRP through 2022 with balance of acres in production. The farm is located in the Missouri Gulch area, northwest of Pendleton. Clean farm. Production records available. **\$395,000.** #RG02914



**WOLF CREEK RANCH**  
**NORTH POWDER, UNION COUNTY, OR**  
 - This private 2,518 +/- acre ranch located at the base of the Elkhorn Mountains. A spacious 11,000+/- square foot custom built timber frame home with guest quarters. Outbuildings include multiple workshops. Recreational opportunities for outstanding elk, deer and turkey hunting, and stocked fishing ponds. Wintertime recreation includes skiing at Anthony Lake Ski resort, which is less than 20 miles away, and snowmobiling. **#RG00217 \$7,500,000**



**NORTH POWDER MEADOWS RANCH**  
**BAKER COUNTY, BAKER CITY, OR**  
 - 559.09 ac with house, barn and hay shed. 547.9 ac of water rights. Wheel lines and flood irrigation. **#RG00317 \$2,300,000**



**BIRCH CREEK IRRIGATED FARM**  
**UMATILLA COUNTY, PENDLETON, OR**  
 - 737+/- deeded ac of which 549 ac are irrigated under center pivots. 115 ac dryland crop enrolled in CRP and 62 ac rangeland. Main home and outbuildings. Includes freestanding solar feedback panel. Deer and bird hunting. Broker owned. **#RG01316 \$4,500,000**



**BENSEL ROAD IRRIGATED PROPERTY**  
 - Hermiston, OR 38.5 acre small-scale, full-operation facility. Commercialized 6,000 sq. ft. shop, pivot irrigated fields, featured pond, large equipment yard, small feed lot, corral system, pastures, and a 2,400 sq. ft. custom-built home with attached 900 sq. ft. garage. **#RG01117 \$1,500,000**