

Breaking News! @MyEagleNews

Real Estate

Wilburn Ranch Brokerage

Office-541-421-5300
Andy: ranchbrokerage@yahoo.com Rich: rcwranches@yahoo.com

- NEW LISTING: RITTER, 234 A.**— New, small juniper home, 1/2 mile of Eight Mile Creek. **SOLD** but good access, some under. Elk, deer, turkeys, off grid but power close. \$335,000
- SUNKEN MOUNTAIN**— 97 acres between Harney and Union Monument. buildable, good access. Juniper, meadows, ponds. \$115,000
- WINDY CANYON**— 914 deeded acres— Big stone, aspen, Juniper covered flat. **SOLD** hunting, year round springs, great cover — \$450,000
- 6100 A. ALDER CREEK, BY CRANE, OR**— Excellent grass with late and early feed. 30 a. reservoir stocked with fish. Property adjacent to BLM, elk, deer, upland birds and waterfowl. 2.5 miles of creek—\$2.95 million
- BEAUTIFUL CEDAR SIDED SPLIT LEVEL HOME** on 142 acres close to Prairie City, 4 bedroom 3 bathrooms with open floor plan and lots of windows to enjoy great views of the mountains. Shop and other outbuildings with 50 acres irrigated. \$645,000
- LUXURIOUS MOUNTAIN HOME** - 7000 sq. ft. home located at the base of the Strawberry Mountains on 162 acres. 6 bedrooms 4.5 baths intricate finishing touches, zoned in floor heating, fireplaces, jacuzzi tub, 3 car garage too many extras to mention here. Borders USFS conservatively priced at \$750,000
- LOW GAP MEADOWS**, 200 A. north of Long Creek surrounded by USFS, off grid home, barn, pond, timber on county road. \$469,000
- WATERFOWL RANCH** — 1104 deeded acres— Prime upland and waterfowl ranch, nesting areas, islands, on major flyway, close to refuge. \$1.6 million Also listed— adjacent 1726 acres of habitat for \$2.495 million
- 3300 ACRES PILOT ROCK**— 5 m/bf timber, 4 creeks, unlimited elk, deer, bear, secluded. \$3.3 million

All listings are on the web at: www.landwatch.com and www.landsofamerica.com
For complete listings go to www.wilburnranchbrokerage.net

MOSSY OAK PROPERTIES
Copper Creek Land Company
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Kimberly, OR
office 541-934-2946
call 541-519-6891
Principal Broker:
Julie Mansfield-Smith
cuppercreeklandco@gmail.com

www.mossyoakproperties.com

Monument Motel and RV Park

Here is your chance to own an established business in the heart of sunny eastern Oregon! Monument Motel & RV Park has 10 units: 6 studios, 4 kitchenettes w/ 6 RV hookups. All utilities in place on 2.25 ac w/room to build a new home. Gorgeous mountain scenery close to NF JD river, hunting & recreation. Landscaped w/ picnic covered BBQ area. \$175,000 MOPLS #22033 TERMS OAC!

1040 Acres in Spray Rare find in this 1 of a kind view property! Buildable w/ power/phone/septic/well/good access/borders FS. 36x72 shop w/ loft/18x36 apt. Well watered w/ponds/springs/creek. CREP income. Light timber w/scenery/privacy/deer hunting/wildlife viewing. 4 parcels sold together/separate. \$895,000 MOPLS #21968 TERMS OAC!

PENDING! 1.922 Acres in Spray - If you are looking to build a home, graze cattle or take in some hunting along the creek come see this lightly timbered tract in sunny Eastern Oregon in Wheeler County. Unique property borders FS. \$950,000 MOPLS #21962 Terms OAC!

CALL OR VISIT OUR WEBSITE FOR MORE PROPERTIES.
WE ARE LOOKING FOR MORE LAND LISTINGS!
Each Mossy Oak Properties Office is Independently Owned and Operated.

Continued from B5

Employment

Community Counseling Solutions

Community Counseling Solutions is a 501(c) (3) corporation serving Oregon in Morrow, Wheeler, Gilliam, Grant, Harney and Lake Counties. We are currently recruiting for an Adult Protective Services Investigator, Quality Assurance, and Eligibility

Employment

Determinations position for individuals enrolled in Developmental Disabilities programs. This is a combined full-time position that will conduct investigations, ensure the quality of documentation as per the Oregon Administrative Rules (OAR's), as well as determine eligibility to be enrolled in the Developmental Disabilities program within a 6 county area. Qualified candidates must

Employment

have a Bachelor's degree in human, social behavioral or criminal science and two years of experience in human services, law enforcement or investigative experience, or an Associate's degree in human, social behavioral or criminal science and four years of experience in human services, law enforcement or investigative experience. This individual will investigate

Employment

allegations of injuries, abuse, and neglect, and will be responsible to ensure protective services, provide comprehensive reports of findings and decisions of whether abuse exists, and develop required actions to prevent further abuse. This position will gather and review documentation to determine if individuals are eligible for the Developmental Disabilities Program

Employment

by utilizing guidelines provided by OAR's and the Seniors and People with Disabilities Services Division. Qualified candidates must have excellent writing and computer skills and be able to assist the Program Manager in meeting the needs of the community. Salary range is \$36,700 - \$52,900 year, DOE. Excellent benefit package, including 401K. Apply online and upload resume at communitycoun-

Employment

selingsolutions.org. Positions open until filled. EOE.

HIRING A PART-TIME COOK at Valley View Assisted Living and Memory Care. Applicants please apply at 112 NW Valley View Dr., online at www.valleyviewliving.net, or email resumes to employment@valleyviewliving.net.

Real Estate

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We are active members of the Regional and Local Multiple Listing Service and have exposure on numerous National websites.

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PRICE REDUCED:

#3103RR CUSTOM 3000 +/- SF LOG HOME OVERLOOKING JOHN DAY VALLEY. 44 +/- acs just 4 mi to town. 2 to 3 BD/2BA, extra lg loft, office, sunroom w/hot tub. 3-bay gar & shop on lower level. 26874 Ridge Rd, JD. \$325,000 NOW \$312,000! RMLS#15616139

#3120RR SECLUDED HOME IN PINES. Cedar-sided 2BD/1BA w/ lg lower cov deck & beautiful staircase to fenced yard plus cov decks on 2 sides of upper level. Shop w/lean to & 2 sheds. Manicured grounds, lots of prkg, wildlife, privacy. Pride of ownership. 26576 Pineview, CC. \$282,000 \$275,000 RMLS#15452905

#3060L LARGE BUILDING LOT. 0.21 +/- acs wall util at street in nice res neighborhood w/ Canyon Creek out front & mtn view. N. Humbolt, CC. \$27,500 \$25,000 RMLS#14464073

#2832R VERY NICE HOME W/EXTENSIVE LANDSCAPING. Health forces sale of 1512 +/- SF 3BD/2BA on lg 0.3 +/- ac landscaped lot w/ drip system. Upgrades, vaulted ceilings, kitchen island, appls. Master w/WI closet, garden tub & shower. Seller is Oregon RE Broker. 513 E Main, JD. \$127,800 NOW \$129,999! RMLS#14552435

#3067R 1973 BROADMORE SINGLE WIDE. A little TLC makes this 2BD/1BA a great starter or investment. Lg fenced yard, metal roof cover, cov porch, swamp cooler & shed. Zoned Comm. Walk to downtown Prairie City. 153 S Kilbourn, PC. \$33,900 NOW \$28,000! RMLS#14380392

#3098A OUTSTANDING VIEWS OF CANYON MTN & VALLEY. Great 5 +/- ac bldg site w/city water & power in at boundary line. Septic installed in 2015. In subdivision w/ hydrants & CCR's. 4-K Overlook, TL 3701, JD. \$55,000 RMLS#15074922

#3097A 5-AC PARCEL W/EXPANSIVE VIEWS OF CANYON MTN & VALLEY. City water & power at prop line. DEQ septic approval. Great loc for your dream home just mins from town. 4-K Overlook, TL 3700, JD. \$45,000 RMLS#15691223

#3110C GREAT BUSINESS OPP OR PERSONAL SHOP. Subj to partition of 1 ac w/ shop off larger parcel. 2 electric gar doors, 3-phase, concrete slab, storage lean-to enclosed on 3 sides. 2nd bldg on prop. Seller will install 6ft cyclone perimeter fencing & bring water & sewer to prop. Zoned Gen Ind UGB. Agent related to seller. \$145,000 RMLS#15580659

#3119R MOVE-IN READY! Very clean 816 +/- SF 1968 2BD/2BA SW w/tip-out. Stacking washer/dryer combo incl, Cov deck w/hot-tub, swamp cooler, wood & oil heat. Baths recently remod incl step-in shower. Landscaped & privacy fenced. May consider owner's contract. 340 S Humbolt, CC. \$55,000 RMLS#15454151

#3090RR EXPANSIVE MTN VIEWS & JOHN DAY RIVER FRONTAGE. Nice 1911 +/- SF home on 8.5 +/- level acs w/est 7 acs irrig. Lg liv rm, vaulted ceilings, family rm, mudroom, cold room/pantry. New roof 2009. New bathroom 2011. Lg shop w/3-bay carport, machine shed, barn. All irrig equip incl. 7-1/2hp pump. 2 fenced pastures. 53041 Hwy 26, JD. \$269,000 RMLS#15574734

#3122R ELEGANT 5BD/3BA HOME OVERLOOKING JOHN DAY BASIN. Pride of ownership shows in 2435 +/- SF custom-built ranch-style on 0.78 +/- ac in upscale Charolais Hts. Lots of room for lg family or entertaining. Many quality features w/ kitchen that's every woman's dream. Att fin 2-car gar, landscaped & sprinklered, cov patio & much more. Priced to sell. 104 NE Charolais Hts, JD. \$310,000 RMLS#15379080

#3069R NICE HOME ON CORNER LOT. 3BD/2BA 1080 +/- SF has been rental for several yrs. Some upgrades done. Good rental or starter home. OWC w/20% down. 151 W 6th, PC. \$75,000 RMLS#14195881

#3068R GREAT RENTAL PROSPECT OR STARTER HOME. 3BD/2BA 1488 +/- SF used as rental for several yrs. Some upgrades done. OWC w/20% down. 151 NE Elm, JD. \$75,000 RMLS#14415106

#3074R NICE FAMILY HOME IN GOOD NEIGHBORHOOD W/STRAWBERRY MTN VIEWS. 3BD/2BA 1581 +/- SF built in 1973 w/ updating. Att 2-car gar, vinyl windows, 2009 heat pump w/AC. Lg cyclone-fenced sprinklered yard, mature trees, sheds. 214 W 12th, PC. \$160,000 RMLS#14647857

#3124R REMODELED 2 BD/2 BATH CHARMER close to park & downtown. Lg master, lg utility. Tall ceilings gives home spacious feel. Many updates, nice back deck, private fenced backyard, sprinklers & off-st prkg. Shed w/loft. Incl appls. 308 NW 3rd, JD. \$109,000 RMLS#15019726

EXPERIENCED AGENTS, SATISFIED CUSTOMERS, LASTING FRIENDSHIPS • HOME WARRANTY FOR BUYER/SELLER • IRS 1031 EXCHANGES ACCREDITED BUYER/SELLER REPS • SENIOR REAL ESTATE REPRESENTATION • 87% OF BUYERS SEARCH INTERNET BEFORE BUYING

FEATURED PROPERTY

#3130RR ENJOY COUNTRY LIFE—15.5 acre mini ranch. 1973 3BD/2BA MH w/some remodeling, great decks front/back & 360 views. Newer corrals/outdoor arena. Outblgs. 11+ acs w/water rights & approx 10 tons hay yield, flood irrigated. Unity Reservoir/State Park close by. 28733 Cemetery Rd, Unity. \$220,000 RMLS#15685470

#3122R ELEGANT 5BD/3BA HOME OVERLOOKING JOHN DAY BASIN. Pride of ownership shows in 2435 +/- SF custom-built ranch-style on 0.78 +/- ac in upscale Charolais Hts. Lots of room for lg family or entertaining. Many quality features w/ kitchen that's every woman's dream. Att fin 2-car gar, landscaped & sprinklered, cov patio & much more. Priced to sell. 104 NE Charolais Hts, JD. \$310,000 RMLS#15379080

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#3068R GREAT RENTAL PROSPECT OR STARTER HOME. 3BD/2BA 1488 +/- SF used as rental for several yrs. Some upgrades done. OWC w/20% down. 151 NE Elm, JD. \$75,000 RMLS#14415106

#3074R NICE FAMILY HOME IN GOOD NEIGHBORHOOD W/STRAWBERRY MTN VIEWS. 3BD/2BA 1581 +/- SF built in 1973 w/ updating. Att 2-car gar, vinyl windows, 2009 heat pump w/AC. Lg cyclone-fenced sprinklered yard, mature trees, sheds. 214 W 12th, PC. \$160,000 RMLS#14647857

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Continued on B9

SHOP AT HOME WITH CLASSIFIEDS

Real Estate

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#977 Great one level home, low maintenance fenced level lot. Room to park RV. Covered back deck. Finished double garage with pantry and shop space. Living and Family rooms. Gas fireplace. Great place to live! 3 bed 1 bath 1352 sq ft. 309 N Johnson Ave, Prairie City. Price Reduced to \$109,900

#915 Nice home in Prairie City close to post office and down town, yet on a quiet side street. Home shows good curb appeal with a large addition attached to back of house. 3bed 1 bath 1244 sq ft. 130 E 6th St, Prairie City. Asking \$89,000

#949 Great curb appeal in this home with a garage and located on a corner lot. 3 bed 1 bath 1398 Sq ft. detached garage. Fenced Yard. 261 S Main St, Prairie City. Asking \$120,000

#970 Seclusion in the pines, near the Strawberry Mtn Wilderness, snowmobiling, hiking, hunting. Nice pasture with creek. Single wide with snow cover, porch, garage and area for wood storage. New cistern and lines from spring. 2 bed 2 bath, 17.47 acres. 61728 Aspen Ln., Canyon City. Asking \$135,000

#898 Excellent 27 acres with river frontage and irrigated meadows. Updated kitchen and bathrooms. 4 bed 2 bath, 1920 sq ft, 2 covered decks large yard. Water rights, hay barn and several outbuildings. 51219 Hwy 26, Mt Vernon. Asking \$350,000

#961 40.31 acres in great hunting country, 3 bed 2 bath 1560 sq ft home with wonderful views . There are many fruit and nut trees, also has a 2 car attached garage. 48124 Colony Ln, Monument. Asking \$280,000

#945 Great mountain views from this nice 5.37 acre property. Sewer, power and water in and ready to go. Barn and RV parking. Just off the paved Road, property fully fenced. Ready for you to build your dream home. Asking \$120,000

#978 Beautiful hunting and camping site. Seasonal stream. 2 sides border Forest land and the other two border. Level with a gravel pad for RV. Partially meadow with some trees. Close in yet private getaway. Bring your dreams, relax, and play! 9 Miles up Dixie Creek, Prairie City. Asking \$52,500

#966 Country home on 1 acre with large Shop and Green house. 2 bed 2 bath and office. Laundry/mud room. Propane furnace, vinyl windows and a metal roof installed 7 years ago. Fruit trees, garden space fenced pasture with water rights. Shop is 30x36 with large door. Asking \$120,000

#905 Auto repair shop with plenty of parking or any type of expansion. Two tax lots and can be purchased separately. Open land borders on a large busy street, for 200 feet. Building is a 40 x 60 open shop area with over 1000 sq. ft. of office space. Lot is 125x250. 222 Water Ave, Prairie City. Asking \$225,000

#971 Restaurant and lounge located on main street also has parking in rear of building. Recently upgraded, new suppression system, wiring and flooring and 3 new coolers. All equipment and furnishings included. Owner will entertain a lease option to purchase to qualified persons. 131 West Front St, Prairie City. Asking \$285,000

Always someone to take your call

SERVICE DIRECTORY A Services Directory listing is \$9.95 per week for a single ad (13 week minimum). Call the Blue Mountain Eagle today! 541-575-0710.

<p>MINI MARKET</p> <p>Blue Mt. Mini Market</p> <p>Under New Management</p> <p>Joe & Jesse Madden Open 7 days a week, 6am-8pm 150 Mtn. Blvd., Mt. Vernon • 541-932-4477</p>	<p>YOUR AD</p> <p>Have your FULL COLOR ad seen weekly for only</p> <p>\$9.95 PER WEEK</p> <p>WHAT A GREAT BUY! CALL US NOW!</p> <p>541-575-0710</p>	<p>PAVING</p> <p>TIDEWATER CONTRACTORS INCORPORATED</p> <ul style="list-style-type: none"> Asphalt • Sand & Gravel Concrete • Road Building Excavation <p>CALL FOR FREE ESTIMATES and INFORMATION 541-932-4888 CCB #29995</p>	<p>PLUMBING</p> <p>ANDY'S PLUMBING & SPORTS</p> <p>American Standard Sinks & Toilets Delta Faucets Brandford White Water Heaters</p> <p>#CCB 114195</p> <p>245 N. Canyon Blvd., Canyon City 541-575-2144</p>
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