

Agents

SUE SWINT REALTY

Working with you today, so your family can enjoy tomorrow. Sue Swint Realty is located at 703 E. Wise St., Bowie or call the office at **940-872-5424**. You can also call one of our agents Josh Swint 940-841-0160, Doyle Seigler 940-531-1835, Suzie Treadwell 940-781-2458, Kris Whiddon 254-563-5497, Matt Hopson 940-841-0296 or Judy Moore 940-366-9070. 80-86nt

RURAL PROPERTY SPECIALISTS

You wouldn't go to a foot doctor for a toothache, so why hire a residential realtor for your farm & ranch realty needs? Crosstimbers Land & Home, 2112 E. Hwy 82, Gainesville, **940-600-1313**. McLemore Realty Group 111 South Center St, Archer City, **940-781-8475**. www.mop-tex.com. 80-86nt

ACCEPTING NEW RANCH LISTINGS

If you're considering selling your land, let's discuss options. Call Johnson Land & Home, **214-548-8150**. 80-86nt

Apartments

APRIL SPECIAL

We have an amazing deal for you! \$250 off first month's rent at Abington Vista of Henrietta. Satisfy your longing for more space with our floor plans ranging from 740 to 1377 sq ft in one, two, three and four bedroom options. Many community amenities. 1800 State Hwy 287 North, Henrietta, TX. **940-257-7402**. www.abingtonvista.com. 78-80pb

For Rent

1616 WISE STREET

3 pffices. \$895 per month, \$795 deposit. Call Cannon Realty, Jack Cannon, **940-368-1811**. 76-83cts

Home

NOCONA, TX - REDUCED PRICE

Income producing property sits on the highest point in Montague County, it boasts a Fudge Factory, Boutique and Trading Post. 2/2 barn-dominium 84x36, with 4-12 stalls with auto water and feed room. Separate guest cottage with bathroom. Tiny home, 4 RV park hook ups, 2 water wells, 2 ponds, 3 septic. All under 2 years old. \$385,000. Bobby Norris- agent, **817-291-0759**. 5240 Camp Bowie Blvd. Fort Worth, **817-626-2000**. 80-86nt

DUBLIN TAKE A STEP BACK IN TIME

Huge, gorgeous Live Oak trees A little bit of History with limestone rock structure, built in 1800s. Was a stop for the Stage Coach back in the day. A huge rock system & windmill adds to the character of this property from the era Wildlife in abundance, good grasses for grazing... etc. So much ambiance! Debbie Moran-\$450,000. Bobby Norris Preferred Properties. 5240 Camp Bowie Blvd. Fort Worth, **817-626-2000**. 80-86nt

LOG HOMES

Pay the balance owed only!!! American Log Homes is assisting just released estate & account settlement on house. Before calling: view at www.loghomedream.com. Click on House Plans. Serious only reply. Call **704-602-3035** ask for accounting department. 80pb

Land

JOHNSON LAND & HOME

300+ acre investment opportunity. Gravel pit, abundant fresh water, hunting. \$924,000. Call Brad Johnson, **214-548-8150**. Agriculture-Hunting-Minerals, We speak the language. Representing only the finest agricultural and hunting properties in North Texas, New Mexico and Colorado. www.johnsonlandandhome.com. 80-86pb

100 ACRES, CLAY COUNTY

Stanfield Ranch. About half wooded and half farmland. The east half along Zachary Lane is farmland. The west half is primarily wooded with mesquites, a few scattered oaks, with rolling to sloping terrain and great views. There are two stock ponds and a seasonal creek. The Little Wichita River is approximately 1 mile south and the Red River is approx. 2 miles east. For the most part this ranch is surrounded by large acreage neighbors. Electricity is available and well water appears available. \$2,500 per acre. **940-636-7039**, turnercountryproperties.com. Call today, don't miss this opportunity. 80-86nt

KICKAPOO CREEK RANCH 161 ACRES

Combination of heavy mesquite, hardwoods along Kickapoo Creek, as well as an ideal 50 acre wheat field located perfectly on the ranch. Whitetail deer, turkey, hogs, waterfowl, dove and quail are commonplace. The property also offers 2 watershed ponds as well as Kickapoo Creek that meanders on much of the property. Access is off Posey Rd. and it is a county maintained road.. Matt McLemore, 111 S. Center, Archer City, TX 76351. Cell **940-781-8475**, office **940-574-4888**. mmclmore@mossyoakproperties.com. 80-86nt

BIC RANCH - 201 ACRES ARCHER COUNTY

Just a minute or 2 from Archer City. The BIC Ranch is located just down River Rd. off Hwy 25. The BIC has approximately 201 acres including 2 hay barns - one with 4 horse runs, circle pen, working pens, an additional loafing shed with 2 runs, a shipping container with overhang for additional storage, proactive arena and much more. Matt McLemore, Mossy Oak Properties of Texas - McLemore Realty Group, 111 South Center, Archer City, **940-781-8475**. mmclmore@mossyoakproperties.com. 80-86nt

BUNDLE & SAVE!!!

Includes a display advertisement, line ads and a website advertisement. Minimum of a 10 inch display is required. Call Kathy Miller at **940-872-2247!** Or stop by 200 Walnut St.!

473 ACRES, CLAY COUNTY

Mesquite Hill Ranch. This is a prime turn-key hunting and fishing property located in Clay County, northwest of Petrolia. Its primarily densely wooded with mesquite, scattered open areas and a heavily wooded creek bisecting the property. It has rolling elevation changes offering great views. There are 6 ponds, 3 of them were recently built with a max depth of 25 feet, 1 to 3 acres and were stocked with bass, catfish and crappie. There are 12 blind and feeder set ups that will convey with the property. Electricity is available. \$2,450 per acre. **940-636-7039**, turnercountryproperties.com. 80-86nt

22 ACRES - SANGER

This beautiful tract with elevation changes, expansive views and a stock pond is minutes away from a boat launch and full service marina on Lake Ray Roberts while being less than 3 miles from I-35. Ag Exempt. Lakecrest Drive. \$419,750. Dutch and Cheryl, KW Keller Williams, **940-391-9092** or office **940-365-4687**. 80-86nt

ACREAGE

Hunting, investment, recreational property. We have some of the best in Texas! From the Hill Country (Edwards, Menard, Coke, Val Verde County, free ranging exotics) to South Texas (Kinney Duval, Live Oak County, whitetail, hogs). Large or small acreage. 30-year fixed rate owner financing, only 5% down. Call toll-free or email for individual prices and terms, www.ranchenterprisesltd.com. Call **800-876-9720** for more information. 80-86pb

67 ACRES - JACK COUNTY

The small ranch is half open pasture and half wooded with oaks and mesquites, 20 acres of cultivation, level to rolling terrain with scenic views and several ideal home sites, one pond, easily access off Hwy 281 onto Groveland Rd which extends across its entire north boundary. Electricity is available on the property. There is not an existing water well, but water should not be difficult to locate. No minerals available and there is no existing production on the property. \$3,950 per acre. **940-636-7039**, turnercountryproperties.com. 80-86nt

HARMEL RANCH - 633 ACRES

Grazing, good hunting, Kickapoo Creek, a 2-acre lake, additional ponds and approximately 233 acres cultivation. Rural water access on south side and east side of ranch, electricity to property, located in Archer County just north of Megargel. This mixed use recreation, farm, ranch and possible residential land is located close to FM 210 and Hwy 114. Contact Matt McLemore for more information, 111 S. Center, Archer City, TX 76351. Cell **940-781-8475**, office **940-574-4888**. mmclmore@mossyoakproperties.com. 80-86nt

11 ACRES - VALLEY VIEW NEW PRICE!

Gorgeous 11 acres in the beautiful area between Lake Ray Roberts and Lone Oak Road. Offers a great home site overlooking a rolling pasture, trees and a scenic 1 acre pond. Ag Exempt, sandy loam soil. Ottos Drive. \$324,500. Dutch and Cheryl, KW Keller Williams, **940-391-9092** or office **940-365-4687**. 80-86nt

Land & Home

10.7 ACRES - KRUM

Eye catching property includes a nice 2,600 SF, 4 bedroom home, inground pool, a detached 2nd garage, a 30x50 insulated workshop, 4-stall horse barn with pipe runs, riding arena and a large fenced pasture. 110 FM 2450. \$649,900. Call Dutch and Cheryl with Keller Williams Realty, **940-391-9092**. 80-86nt

GODLEY, TX

Stunning 5 bdrm, 4.5 baths w huge in-law suite, attached 3+ car garage. Sits on 21.6 acres w stock tank. Open concept. Rock fire place & chef's kitchen w state-of-the-art appliances, over sized pantry & wine cooler. Master bdrm boasts luxury bath, walk-in shower. Experience breathtaking sunsets & stary nights from expansive porches. Back porch is a grill master's dream w open fireplace. Tory Dwyer- \$949,000 operies. 5240 Camp Bowie Blvd. Fort Worth, **817-626-2000**. 80-86nt

NOCONA TEXAS RANCH AND HUNTING LAND

Excellent combination ranch. 15129 FM 1816, Nocona, TX. Fenced and cross fences into 4 native grass pastures, land down middle of ranch for easy movement of cattle, three traps around working pipe pens, 60'x10' alley, 10' tub to Priefert chute, covered 24' x 30' working chute and tub. 30'x60' hay/equipment barn. 20' shipping container for storage, two wheat fields (65 +/- acres and 85 +/- acres), nice elevation changes, creek provides excellent wildlife cover, 6 ponds throughout, cabin/bunkhouse with wrap-around deck and 20'x30' carport. \$2,352 per acre. Van Baize, real estate associate, **940-366-3407**, 80-86nt

Lenders

FARM & RANCH LOANS

Call Capital Farm Credit in Bowie at **888-340-3522** or visit CapitalFarmCredit.com for more information on our loans.

Farm & Ranch Loans



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WE BUY OIL, GAS, & MINERAL RIGHTS

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REAL ESTATE OPPORTUNITY

MLS

ATTENTION!!! LINE ADS
25 words/month for \$40.
Call **940-872-2247**.

ESTATE SALE - LOG HOMES PAY THE BALANCE OWED ONLY!!!

AMERICAN LOG HOMES IS ASSISTING JUST RELEASED ESTATE & ACCOUNT SETTLEMENT ON HOUSES.

4 Log Home kits selling for BALANCE OWED, FREE DELIVERY

- 1) Model # 101 Carolina \$40,840...BALANCE OWED \$17,000
- 2) Model # 203 Georgia \$49,500...BALANCE OWED \$19,950
- 3) Model # 305 Biloxi \$36,825...BALANCE OWED \$14,500
- 4) Model # 403 Augusta \$42,450...BALANCE OWED \$16,500

BEFORE CALLING: VIEW at www.loghomedream.com
Click on House Plans

NEW - HOMES HAVE NOT BEEN MANUFACTURED

- Make any plan design changes you desire!
- Comes with Complete Building Blueprints & Construction Manual
- Windows, Doors, and Roofing not included
- NO TIME LIMIT FOR DELIVERY!

OFFER NOT AVAILABLE TO AMERICAN LOG HOME DEALERS

SERIOUS ONLY REPLY. Call (704) 602-3035 ask for Accounting Dept.

We have an Amazing Deal for You!

APRIL SPECIAL
\$250 off 1st Month Rent

ABBINGTON VISTA
of Henrietta

Community Amenities
State-of-the-art fitness center
Business center
Laundry facility
Covered picnic area with barbecue
Small pets welcome
Garages available

Apartment Features
Spacious floor plans
Full-size washer/dryer hook-ups
Wood like vinyl flooring
Energy-Star appliances
Satin nickel fixtures
Lighted ceiling fans

Satisfy your longing for more space with our floor plans, ranging from 740 to 1,377 sq. ft. in one, two, three and four bedroom options.

Abington Vista of Henrietta will provide you with the lifestyle you want.

1800 State Hwy. 287 North Henrietta, TX 76365
940-257-7402
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www.facebook.com/abingtonvistah