

## 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 **940-841-0180**, Doyle Seigler **940-531-1835**, Suzie Treadwell **940-781-2458**, Kris Whidon **940-366-1140**, Matt Hopson **940-841-0296** or Lesley Swearingin **940-531-1173**.  
Connie Swain **214-289-9857** tfcpb

**WILLIAMS & WILLIAMS** Flocking from the DFW Metroplex LOOKING FOR LAND In The NORTH TEXAS Area. WE NEED LISTINGS!!! Call Today WILLIAMS & WILLIAMS, REALTORS, LLC - Eddie, **940-368-2043**. Virginia, **940-391-2379**. Office, **940-383-2712**. 28-37nt

### JOHNSON LAND AND HOME

If you're considering selling your land, let's discuss options. Call Johnson Land & Home, **214-548-8150** or visit [www.johnsonlandandhome.com](http://www.johnsonlandandhome.com) 28-37nt

### DUTCH & CHERYL

Keller Williams Realty. See Our Properties at WWW.TEXASLIVING.COM. Direct and Text **940-391-9092**. Email: [info@texasliving.com](mailto:info@texasliving.com). 28-37nt

### BOBBY NORRIS

with Bobby Norris Real Estate. Call to list your property **817-626-2000** or browse available listings at [www.bobbynorris.com](http://www.bobbynorris.com). 28-37nt

### TURNER COUNTRY PROPERTIES

**FARM - LAND - RANCH** Call Stephen Turner, list agent to find out more about the properties Turner Country Properties has available. **940-636-7039** or visit [turnercountryproperties.com](http://turnercountryproperties.com) for more information. 28-37nt

### BUFORD RESOURCES

Call Van Baize real estate associate, ag appraiser, at **940-366-3407** or visit [BufordResources.com](http://BufordResources.com) for information on current listings. 28-37nt

## Hunting

### 50+/- ACRES

50+/- acres in Spanish Fort for sale. \$8,750/acre. Great hunting area and homesite near the river. Call Van Baize at **940-366-3407** 28-37nt

### HUNTING/ INVESTMENT REC PROPERTY

We have some of the best in Texas! From the Hill Country (Edwards, Menard, Coke, Val Cerde 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](http://www.ranchenterprisesltd.com) **800-876-9720**. 33-34tex

### MARYSVILLE RANCH COOKE COUNTY

Just minutes from Muenster and Gainesville, MARYSVILLE RANCH boasts some of the finest deer and turkey hunting North Texas has to offer. This well watered ranch will be available October 1st. 285 +/- acres | \$2,066,250. Call Johnson Land & Home, **214-548-8150**. or visit [www.johnsonlandandhome.com](http://www.johnsonlandandhome.com) 28-37nt

## Homes with Land

### LEAGUE RANCH

This is a highly improved large acreage property with river frontage conveniently located between Iowa Park and Wichita Falls. It is very secluded being located at the dead end of Bell Rd. It is improved with a primary residence, bunkhouse, horse barn, barn and an apartment. There is about .85 miles of Wichita River frontage, heavy woods along the river, farmland, irrigated coastal, perimeter and interior cross fencing. Asking \$1,190,000. Contact Jon Moss, Listing Agent - **940-867-6743** or visit [turnercountryproperties.com](http://turnercountryproperties.com) for more information. 28-37nt

Place your REAL ESTATE line ad here. Only \$40 for one month. Call **940-872-2247**

### JACKSBORO ACRES

Total \$700,700 or \$5,500/acre. 127.4 +/- acres. Call Van Baize at **940-366-3407** 28-37nt

### PRICE REDUCTION STEPHENVILLE

Located in the rolling hills, 10 minutes South of Stephenville, 20 acres of native grasses. This combination stone and siding 1,624 sq ft 3 bdr 2 bth home is situated on a hill that has magnificent views of the valley. Inside the well maintained home, Propane cooktop in galley kitchen with separate dining area. Master has ensuite with oversized garden tub and walk-in closet. Large utility room. 16 x 30 workshop with water and electricity. Additional 30 x 36 concrete pad with water for additional workshop or barn. \$674,995. Contact Tri Goldthwaite with Preferred Properties, Fort Worth, **817-266-5501** 28-37nt

## Homes

### BARTONVILLE

"Bartonville's Saddlebrook Estate 'Fit For Royalty'"...2,659-Ac Exclusive Grounds \* Custom-Blt 1-Story \* 4,557+ SF \* 4 Bdrms \* 3 Baths \* 3- Car Overside Garage with Storm Cellar + Porte-Cochere \* Formal Living \* Handsome Great Rm \* Game Rm with Pool Table \* Theatre Room \* Wine Cellar \* Chef's Delight Kitchen \* Formal Dining \* Morning Rm. \* Sumptuous Master Suite with Area for Gym, Steam Sauna in Shower \* 2 FP \* Outdoor Paradise: Saltwater Diving Pool with Slide, Outdoor Kitchen \* Sprinkler System +Well \* Call today at Williams & Williams, Realtors, Llc - Eddie, **940-368-2043** Virginia, **940-391-2379** Office, **940-383-2712** 28-37nt

### FOR SALE BY OWNER

1400 sq ft Brick 3/2 with two living areas, three car carport, shop, storage building, corner lot. Built-in storage in one living area. Lots of storage space throughout home. New glass stovetop. New outside A/C unit, Large side and backyards. Great neighborhood. \$150,000. 201 Hillcrest Drive, Nocona, TX. Call Kayla at **940-447-5808**. tfc

### COLLINSVILLE

No Hoa \* Brick \* 1 Story \* 1,388+ SF \* 3 Bedrooms \* 2 Baths \* 1 Car Garage + Carport \* Spacious Master Suite w-Walk-In Closet, Master Bath \* Well-Equipped Kitchen, Refrigerator Remains \* Living Room \* Dining Room \* Separate Utility Rom \* All Electric \* Tile, Laminated Wood, Carpet Floors \* Covered Patio \* Workshop, 408 SF w-Storage, Electric, Spray Insulation, 10x10 Bay Door, Concrete Dog Kennels w-4x5 Dog House in Workshop \* City Water & Sewer \* Collinsville ISD \* 45 Minutes from Metroplex \* Minutes from Restaurants, Grocery Stores, Shopping, Churches, Schools \* Great Access to North Toll Road. Call Today Williams & Williams, Realtors, LLC - Eddie, **940-368-2043** Virginia, **940-391-2379** Office, **940-383-2712** 28-37nt

### DALLAS HOME

Great Location, close to a park with small creek running through rear of property. Beautiful 1956 4 bed 4 bath home. Beautiful mature trees. Contact-Bobby Norris- \$1,350,000. Contact Jason Jarvis with Preferred Properties, Fort Worth, **817-626-2000** 28-37nt

## Land

### NOCONA

Good highway frontage on HWY 82W. Some live oak mixed mesquite through the middle of the property with good pasture on both sides. Older, but good fences on 3 sides. Good soil for horse or cow place. \$337,500. Contact Bobby Bowden with Preferred Properties, Fort Worth, **817-626-2000** 28-37nt

### NOCONA 100+/- ACRES

100+/- acres, FM 1816, Nocona, Texas. (\$6,650/AC) Combination ranch, 2 tanks, well water. Call Van Baize at **940-366-3407** 28-37nt

### SPRINGS RANCH - SOUTHWEST PASTURE - 401 ACRES

The Springs Ranch is located in northeast portion of Clay County, less than 1 mile from the Montague County Line and approximately 8 miles north of Bellevue. It is accessed by Worsham Road which is an all weather gravel paved road. It is located in the Big Ranch country of Clay County and is surrounded by large ranches! Asking \$3,395/Acre, or \$1,361,395. Contact Stephen Turner, Listing Agent - **940-636-7039** or visit [turnercountryproperties.com](http://turnercountryproperties.com) for more information. 28-37nt

### WINDTHORST HILLTOP - 90 ACRES FM 2581

There is a total of 270 acres, 90 acres on FM 2581 and 180 acres fronting Hwy 281. The Seller is willing to divide the 180 acres into three 60 acre tracts. All is priced the same at \$5,500/Acre. Asking \$5,500/Acre, or \$495,000. Contact Stephen Turner, Listing Agent - **940-636-7039** or visit [turnercountryproperties.com](http://turnercountryproperties.com) for more information. 28-37nt

### LOT 280, SILVER LAKE RANCH SUNSET, TX

Premier 2.01-Ac Lot Overlooking Your Own Private 41-Ac Preserve W-3 Fishing Ponds In Silver Lakes Ranch (Slr) On Amon Carter Lake \* 2,300-Ac Master Planned Lake Community w-Access to 2 Lakes-Boat Ramps on 1,848-Ac Amon Carter Lake & 50-Ac Horizon Lake \* SLR Offers Clubhouse, Community Center & Gym \* Covered Pavilion, 17 RV Hookups & Boat Storage, Security, Swimming Pool \* Great Access to DFW Metroplex & Airport \* No time limit on building. Williams & Williams, Realtors, Llc - Eddie, **940-368-2043** Virginia, **940-391-2379** Office, **940-383-2712**. 28-37nt

### LOTS IN PILOT POINT

Lots now available in The Hills at Pilot Point, an exclusive 33-lot acreage development with direct access from the neighborhood to Corps of Engineer land around Lake Ray Roberts and the Jordan Park equestrian, hiking, and biking trail, which runs between the Isle de Bois and Jordan Creek State Parks. The neighborhood is in the Pilot Point city limits, is deed-restricted, 2500sf minimum home size, and horses are allowed, with city water, underground utilities, high-speed internet, and concrete streets. The lots in Block A range from ±2 to almost 8 acres. ± 2-ACRE LOTS ARE \$200,000. LOT 15 IS 7.68 ACRES FOR \$400,000 AND ADJOINS CORP OF ENGINEER LAND. Please check on availability as several lots are already under contract. Call or text today at **(940) 391-9092** or email: [info@texasliving.com](mailto:info@texasliving.com). See us online at [www.texasliving.com](http://www.texasliving.com) 28-37nt

### OAK RIDGE RANCH - TRACT 14 - 24.83 ACRES

Located in southeast Jack County, 16 miles west of Bridgeport and approximately 1 hour northwest of Fort Worth. This is a nice small tract of land with asphalt road frontage. The land mostly wooded with primarily oaks with scattered mesquites. The terrain is level to sloping northwest towards a seasonal creek. There is lots of underbrush and great cover for wildlife. Several ideal locations for construction of a new pond. There is barbed wire fencing on 3 sides. Asking \$12,000, or \$297,960. Contact Stephen Turner, Listing Agent - **940-636-7039** or visit [turnercountryproperties.com](http://turnercountryproperties.com) for more information. 28-37nt

### ESTELLINE, TX

919+/- acres in Estelline, TX. \$1,275 per acre or \$1,171,125 total. Make an offer today! Call Van Baize at **940-366-3407** 28-37nt

### WATER FRONT LOTS

SMITH RANCH ESTATES (Formerly The Legendary 'Smith Ranch' \* FABULOUS BUILDING SITES... Located on Pop Noah Road & Smith Rd (Private Rd) \* Lake front tracts from 11 to 20 acres Lake Ray Roberts \* Lake Frontage \* NO CITY TAXES \* Ranchman's & Sportsman's Paradise \* Rich Sandy Loam \* Improved Coastal Bermuda \* Native Grass Pastures \* Fenced \* Wildlife Galore \* Centry-Old Oak \* Pecan Trees \* Will Have Access for Meter, 4 Inch Water Line w-Woodbine Water Supply \* PenTex Electric \* See Mandatory HOA, Restrictions \* AG EXEMPT \* Near: Churches, Shopping, Schools & Hospital \* Easy Access to North Toll Road \* No Need to Look Anywhere Else \* View Virtual Drone Tour. Call Today at Williams & Williams, Realtors, Llc - Eddie, **940-368-2043** Virginia, **940-391-2379** Office, **940-383-2712** 28-37nt

### ALVORD LAND LOWERED PRICE

30 +/- acres in Alvord, TX. \$25,995. Great access off of Hwy 287. Beautiful homesites with privacy. Zoned residential. Scattered trees. Water wells and electricity available. Call Van Baize at **940-366-3407** 28-37nt

## Lenders

### FARM & RANCH LOANS

Call the team at Capital Farm Credit office in Bowie, Texas at **888-340-3522** or visit [CapitalFarmCredit.com](http://CapitalFarmCredit.com) for more information on the different types of loans we offer. tfcpb

Working with you today,



so your family can enjoy tomorrow.

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**SUE SWINT REALTY**

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