

Agents

TURNER COUNTRY PROPERTIES

Call Stephen Turner, listing agent to find out more about the properties Turner Country Properties has available. **940-636-7039** or visit turnercountryproperties.com for more information. 22-29nt

LAND SPECIALIST

Bobby Norris, regional director/agent, Licensed in TX. Bobby@haydenoutdoors.com. **817-291-0759**. Whether its 5 acres or 5,000 acres plus, Bobby can help you market or find the perfect farm/ranch property. Hayden Outdoors, The Brand That Sells the Land. www.HaydenOutdoors.com. 22-29nt

BUNDLE & SAVE!!!

Call **940-872-2247** for more information! tfc

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 Whiddon **940-366-1140**, Matt Hopson **940-841-0296** or Lesley Swearingin **940-531-1173**. Connie Swain **214-289-9857**. tfcpb

BUFORD RESOURCES

Call Van Baize real estate associate, ag appraiser, at **940-366-3407** or visit BufordResources.com for information on current listings. 22-29nt

HAYDEN OUTDOORS

Hayden Outdoors. Call to list your property at **866-741-8323**. To browse available listings or for more information, visit www.HaydenOutdoors.com. 22-29nt

Hunting

50 +/- AC (\$8,750/AC) SPANISH FORT, TX

Great Hunting Area & Homesite Near the River. Call Van Baize with Buford Resources at **940-366-3407**. Visit BufordResources.com. 22-29nt

WAURIKA, OK

356 +/- acres (\$3,500/acre). Excellent grazing, multiple ponds and a great hunting area. Call Van Baize with Buford Resources at **940-366-3407**. Visit BufordResources.com. 22-29nt

Land

860+/- ACRES WAURIKA, OK

\$3,010,000 or \$3,500/AC. Call Van Baize at 940-366-3407. Visit BufordResources.com. 22-29nt

ROANOKE, TX

This amazing recreational property is centrally located on the north edge of Fort Worth. A stone's throw from I-35 and Hwy 114. With amazing hardwoods and elevation changes this is the ideal location to build your executive retreat home or to simply recreate on a truly magnificent investment property!! Call today for a showing! \$970,000. Bobby Norris at **817-291-0759**. Bobby@haydenoutdoors.com. 22-29nt

JACKSBORO, TX

127.4 +/- acres. \$5,500/AC or \$700,700 Make an offer today! Call Van Baize at **940-366-3407**. Visit BufordResources.com. 22-29nt

MEGARGEL, TX

\$2,943,000. 5+- to 30+- acres This is an ideal location for a commercial park or a start up company location. Located on the only state hwy in the immediate area. Between two municipalities. Great investment potential. Additional acreage available. Call Bobby Norris at **817-291-0759**. Bobby@haydenoutdoors.com. 22-29nt

RINGGOLD, TX

95.5 +/- acres. \$10,000/AC or \$955,000. Call Van Baize with Buford Resources at **940-366-3407** to make an offer. Visit BufordResources.com. 22-29nt

RED OAK, TX

20 acres to build your dream home on. 20-acre tract being sold off North part of property. Mature trees and brush with rolling hills. Electric and water are available. Motivated Seller! \$989,999. Call Bobby Norris at **817-291-0759**. Bobby@haydenoutdoors.com. 22-29nt

100 +/- Acres NOCONA, TX

\$6,350/AC. Located at FM 1816 in Nocona, TX. Combination ranch, 2 tanks, well water. Call Van Baize with Buford Resources at **940-366-3407**. Visit BufordResources.com. 22-29nt

PROSPECT

Nice piece of land located in the north central portion of Jack County near Post Oak. The land heavily wooded, primarily being oaks with scattered mesquite. The topography is level to sloping south east. The highest elevated point is along the road frontage. This area offers a great build sites with spectacular views. Electricity and well water is available. Stephen Turner, Listing Agent - **940-636-7039**. Asking \$8,900/ Ac. 29 acres in Jack County. Visit turnercountryproperties.com. 22-29nt

20 ACRE POTENTIAL

20 acres in Ellis County, TX. \$989,999. Call Bobby Norris at **817-291-0759**. Hayden Outdoors real estate. www.HaydenOutdoors.com. 22-29nt

45 +/- AC (\$10,000/AC) RINGGOLD, TX

Excellent Highway 82 frontage. Call Van Baize with Buford Resources at **940-366-3407**. BufordResources.com. 22-29nt

POLK ESTATES

Nice homesite minutes from Bowie. Located at the dead end of a private gravel road with additional frontage on FM 1816. This tract is open grass pasture with a pond, livestock barn, corrals, water well and electricity. The terrain is level to sloping east with the high point being along the private road frontage. Light deed restrictions apply. 23.078 acres. \$12,300/AC. For more information call Stephen Turner, Listing Agent - **940-636-7039**. Visit turnercountryproperties.com. 22-29nt

FORT WORTH, TX

One-of-a-kind property close to Fort Worth! 6.69-acre horse property with spacious open floor plan with indoor grill and second kitchen. Beautiful views from porches, patios with stone walkways and gazebo to watch the sunset and wildlife. Fenced paddocks with sheds, auto waters. 60-foot round pen. Great barn with metal roof, water and electricity, large tack room with office space. covered trailer parking. Well with booster pumps and auxiliary tank. Custom gates. This property is one of a kind, book your showing today. Motivated seller. \$1,100,000 Call Bobby Norris at **817-291-0759**. Bobby@haydenoutdoors.com. 22-29nt

Lenders

CAPITAL FARM CREDIT

Farm and Ranch Loans. Call the team at Capital Farm Credit office in Bowie, Texas at **888-340-3522** or visit CapitalFarmCredit.com for more information on the different types of loans we offer. tfcpb

Ranches

WRIGHT'S FARM AND RANCH

12,459 acres in Washington County, CO. \$15,478,500. Call Rick Kusel at **970-554-1762**. Hayden Outdoors real estate. www.HaydenOutdoors.com. 22-29nt

SWANSON RANCH

Located south of Electra and west of Wichita Falls. This is an outstanding large combination ranch with unbelievable hunting. It's entire south and most of the west boundaries adjoin the famous 550k acre Waggoner Ranch. The land is diverse with level to rolling mesquite pasture, large plateaus and ridges with deep ravines, heavily wooded bottom land with Short and Long Creek traversing the ranch and 950 acres of tillable farmland. It has great access with frontage 3 sides. Great interior road system, several cattle working pens, numerous ponds. Equipment and cattle are negotiable. For more information contact Stephen Turner, Listing Agent. 7,086.56 Acres. Wichita and Wilbarger Counties. \$1,895/Ac - **940-636-7039**. turnercountryproperties.com. 22-29nt

LONE MESA RANCH, LOTS 42 AND 46

\$325,000. 20.62 acres in Lampasas County, TX. Call Ashley Adams at **254-688-0087**. Hayden Outdoors real estate. www.HaydenOutdoors.com. 22-29nt

4S RANCH

167 acres and a house located in Montague County. \$2,213,148. This is a diverse property improved with a Barndominium. It is located 3.5 miles east of Sunset in Montague County. The land has approximately 60 acres of cultivation with the balance being heavily wooded. Topography is level to rolling offering impressive views. There are 3 stock ponds, Couch Branch Creek extends through the property, interior cross fencing, pens, loafing shed with tack room. The Barndominium consist of 1,600/sf, built in 2015, 2 bedrooms, 2 baths with an attached carport. The potential uses for this property are endless. For more information call Jon Moss, Listing Agent at **940-867-6743** or visit turnercountryproperties.com. 22-29nt

ELK MOUNTAIN RANCH

7,540 acres in Cibola County, NM. For more information call Greg Liddle at **970-946-0374** or Butch Porter at **505-290-7160**. Hayden Outdoors real estate. www.HaydenOutdoors.com. 22-29nt

EMERALD SOD FARM

1,120 acres in Adams County, CO. \$23,000,000. For more information call Seth Hayden at **970-692-6321**. Hayden Outdoors real estate. www.HaydenOutdoors.com. 22-29nt

CROCKETT RANCH

354 +/- AC in Bowie, TX. Premier Horse and Hunting Facility: 7,280+/- Sqft Custom Home w/ Outdoor Entertaining Spaces. Covered Arena w/ Stalls, Apartment & Office. Guest House. Covered Round Pen. Loafing Sheds. Shop. Cattle Working Pens. Dog Kennels. Lake Stocked with Trophy Bass. Located on the Chisholm Trail and one of the Highest Elevation Points in Montague County. \$5,700,000. For more information call Van Baize at **940-366-3407**. Visit BufordResources.com. 22-29nt

CIMARRON VALLEY RANCH

45,039 acres in Baca County, CO. \$45,000,000. Call Dax Hayden at **303-619-6774**. Hayden Outdoors real estate. www.HaydenOutdoors.com. 22-29nt

Restaurants

BEAUTIFULLY DECORATED FURNISHED RESTAURANT

2700 square foot available for lease in downtown Nocona. Lease is \$3,000.00 per month triple net. David/Broker (214) 466-9925 or (903) 900-2884. davemonty46@gmail.com. 29-36pd

Farm & Ranch Loans



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so your family can enjoy tomorrow.

Serving Montague & Wise Counties



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We buy land, cattle, homes, equipment antiques & furniture

Josh Swint 940-841-0180 • Doyle Seigler 940-531-1835

Lesley Swearingin 940-531-1173 • Suzie Treadwell 940-781-2458

Kris Whiddon 940-366-1140 • Matt Hopson 940-841-0296

Connie Swain 214-289-9857



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