

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. 92-100nt

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. 92-100nt

RED RIVER REALTY

Gary Eldred, Whitney Eldred, Jerry Raymond, Shelby Fuller and Chanler Correll. 301 W Hwy 82, Nococona, TX 76255. Broker, Don Miller, License 0236855. Call **940-825-7000** or visit www.redriver-realty.com for local listings. 92-100nt

HAYDEN OUTDOORS

Hayden Outdoors. Whatever land is to you, find it here. Call to list your property at **866-741-8323**. To browse available listings or for more information, visit www.HaydenOutdoors.com. 92-100nt

BUFORD RESOURCES

Call Van Baize real estate associate, ag appraiser, at **940-366-3407** or visit BufordResources.com for information on current listings. 92-100nt

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**, Lesley Swearingin **940-531-1173** or Connie Swain **214-289-9857**. tfcpb

For Rent

FIRST MONTH FREE RENT

Mention this ad to receive first month's rent free. Newly renovated 2 and 3-bedroom brick homes located in quiet neighborhoods. Homes come with CH/A, stove, refrigerator, dishwasher, disposal and washer/dryer connections. Owner pays water and maintains the yard. Rent and security deposit are based on income for qualified applicants. There are no application fees. Visit 715 E. California St. or go to www.gainesvilletx-housingauthority.com, click on the Washington Court/Walnut Lane information at the bottom of the page and print out an application. Contact Amber Sandoval, Property Manager at **940-665-1747**. 96-99pb

Hunting

PREMIER EQUESTRIAN AND HUNTING RANCH

354 +/- acres in Bowie. Seller is willing to offer in multiple tracts. \$5,700,000. Call Van Baize at **940-366-3407**. Visit BufordResources.com. 92-100nt

CROCKETT RANCH HUNTING TRACT

270+/- acres in Bowie. \$2,227,500. Call Van Baize at **940-366-3407** to make an offer. Visit BufordResources.com. 92-100nt

ATTENTION HUNTERS

127 +/- acres in Jacksboro. \$6,550/ac. Excellent hunting opportunity. Call Van Baize at **940-366-3407** to make an offer. Visit BufordResources.com. 92-100nt

HUNTER'S PARADISE

317 +/- acres in Waurika, OK. \$3,500/acre. Call Craig Bufford, Broker at **405-833-9499**. Visit BufordResources.com. 92-100nt

Land

574 FM 3428 NOCONA

This 182 acre tract is situated near lake Nocona and only minutes from downtown. Property offers fantastic views, great hunting and fishing opportunities. Asphalt Farm to Market roads on two sides. Perfect mixture of pasture and timber. Ponds have been stocked with large mouth bass and perch. Improvements include a water well, septic and a 40x40 shop. Red River Realty. **940-825-7000**. www.redriver-realty.com. 92-100nt

SPARKMAN

29 acres in Jack County. \$9,000/ac. For more information call Stephen Turner at **940-636-7039** or visit turnercountryproperties.com. 92-100nt

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. For more information call Bobby Norris at **817-291-0759**. Bobby@haydenoutdoors.com. 92-100nt

POST OAK 87

87 acres in Jack County. Located in north central Jack County near Post Oak on the south side of Sparkman Road. The majority of the land is heavily wooded with oaks and mesquites with a few open areas. It has varied topography with a large bluff on the northwest portion along the road frontage offering spectacular views and/or an ideal homesite. Surface water consist of two ponds. Electricity and well water is available, no restrictions. The Seller is willing to divide. Call Stephen Turner at **940-636-7039** or visit turnercountryproperties.com. 92-100nt

TRACT 2 GRAY ROAD NOCONA

Ideal size and location for building your new home or barndominium. Located only six minutes from beautiful downtown Nocona. Pentex electric installed underground. Private access road. Owner financing available. Red River Realty. **940-825-7000**. www.redriver-realty.com. 92-100nt

SIMS FARM

210.32 acres in Wichita County. \$2,753/ac. For more information call Stephen Turner at **940-636-7039** or visit turnercountryproperties.com. 92-100nt

L.A. HILL

63.87 acres in Archer County. \$8,875/ac. Call Jon Moss, Listing Agent at **940-867-6743** to make an offer. turnercountryproperties.com. 92-100nt

BURLESON TX

A must see property not even a quarter mile from I-35. Property backs up to a new commercial business park. Huge commercial development potential within the Burleson city limits. A tremendous buy and hold property or get started right away. With rolling terrain and elevations this property is filled with hardwoods as well. Location at its best. Call Bobby Norris at **817-291-0759** or email. Bobby@haydenoutdoors.com. 92-100nt

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

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 970 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. Call Stephen Turner at **940-636-7039**. turnercountryproperties.com. 92-100nt

WHITE ROCK RANCH

503 acres in Ellis County. \$7,500,000. Call Bobby Bowden at **817-694-6551** for more information. Hayden Outdoors. www.haydenoutdoors.com

ROBERSON RANCH

55 acres in Parker County, TX. \$1,899,000. Call Gabe Webster at **817-204-3452**. www.HaydenOutdoors.com. 92-100nt

Farm & Ranch Loans



888-340-3522 • Bowie
CapitalFarmCredit.com

GAINESVILLE HOUSING AUTHORITY

1ST MONTH FREE RENT

Mention this ad to receive 1st month's rent free. Newly renovated 2 and 3-bedroom brick homes located in quiet neighborhoods. Homes come with CH/A, stove, refrigerator, dishwasher, disposal, and washer/dryer connections. Owner pays water and maintains the yard. Rent and security deposit are based on income for qualified applicants. There are no application fees. Pick up your application today at 715 E. California St. or go to www.gainesvilletxhousingauthority.com, click on the Washington Court/Walnut Lane information at the bottom of the page to print out an application. For more information contact Amber Sandoval, Property Manager at (940) 665-1747.

Working with you today,



so your family can enjoy tomorrow.

Serving Montague & Wise Counties

SUE SWINT REALTY

703 E. WISE STREET, BOWIE, TX 940.872.5424

Farm & Ranch • Residential & Commercial
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

MLS

NORTH AMERICA'S #1 Selling Walk-In Tub

Featuring our **Free Shower Package**

Now you can finally have all of the soothing benefits of a relaxing warm bath, or enjoy a convenient refreshing shower while seated or standing with Safe Step Walk-In Tub's **FREE Shower Package!**

- ✓ First walk-in tub available with a customizable shower
- ✓ Fixed rainfall shower head is adjustable for your height and pivots to offer a seated shower option
- ✓ High-quality tub complete with a comprehensive lifetime warranty on the entire tub
- ✓ Top-of-the-line installation and service, all included at one low, affordable price

Now you can have the best of both worlds—there isn't a better, more affordable walk-in tub!

Call today and receive a **FREE SHOWER PACKAGE PLUS \$1600 OFF** FOR A LIMITED TIME ONLY
Call Toll-Free 1-844-753-2461



Call Today for Your Free Shower Package
1-844-753-2461

FINANCING AVAILABLE WITH APPROVED CREDIT

SAFE STEP WALK-IN TUB

WARRANTY

BBB

LIFETIME

CSLB 1082165 NSCB 6082999 0083445

LeafFilter GUTTER PROTECTION

BACKED BY A YEAR-ROUND CLOG-FREE GUARANTEE

BEFORE LeafFilter

AFTER LeafFilter

THE NATION'S #1 GUTTER GUARD

EXCLUSIVE LIMITED TIME OFFER!

20% OFF + 10% OFF

YOUR ENTIRE PURCHASE*

SENIORS & MILITARY!

FINANCING THAT FITS YOUR BUDGET!

Subject to credit approval. Call for details.
Promo Code: 285

FREE GUTTER ALIGNMENT + FREE GUTTER CLEANING*

CALL US TODAY FOR A FREE ESTIMATE **1-877-936-0087**

Mon-Thurs: 8am-11pm, Fri-Sat: 8am-5pm, Sun: 2pm-8pm EST

A COMPANY OF LEAFHOME

*For those who qualify. One coupon per household. No obligation estimate valid for 1 year. **Offer valid at time of estimate only. †The leading consumer reporting agency conducted a 16 month outdoor test of gutter guards in 2010 and recognized LeafFilter as the #1 rated professionally installed gutter guard system in America. ‡Manufactured in Plankree, Michigan and processed at LMT Mercury Group in Ohio. See Representative for full warranty details. Registration# 0366920922 CSLB# 1035795 Registration# 44C9649905 License# C8C056478 License# RC2-51604 Registration# C127230 License# 559544 Suffolk, INC. License# 52229-H License# 2102212886 License# 262000022 License# 262000403 License# 2106212946 License# 89HC11225 License# 176447 License# 423330 Registration# 18731804 License# 50145 License# 428693 Registration# 13W409553900 Registration# H-19114 License# 218294 Registration# PA069383 License# 41354 License# 7056 DCP# 10783658-5001 License# 423330 License# 2705169445 License# LEAFFNW2232 License# WV056912