

Agents

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

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With over four decades of experience, Bobby Norris sets the standard in farm and ranch real estate, specializing in farm and ranch, residential and commercial properties across Texas and Oklahoma. 5240 Camp Bowie Blvd. Fort Worth, TX 76107. **817-626-2000**. bobbynorris.com. nt

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TURNER COUNTRY PROPERTIES

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

Farm and Ranch

LAZY TRIPLE R RANCH

This ranch offers breathtaking scenic views and exceptional versatility. Conveniently located near Eastland and Cisco, the property boasts 1.3 miles of creek frontage, rolling hills, diverse terrain, and abundant wildlife habitat. Well-suited for ranching, recreational use, cattle grazing, and wildlife management, the land is thoughtfully improved with a farmhouse, stock ponds, hunting blinds, feeders, and livestock infrastructure. The ranch features approximately 4,600 feet of frontage along US Highway 183, providing excellent access and visibility. For more information or to schedule a private tour of this remarkable property, contact listing agent Jon Moss at **940-867-6743** or visit turnercountryproperties.com. nt

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GRAB YOUR AUDIENCE ATTENTION with a custom ad design! Number 1: BE CONSISTENT; Number 2: GRAB ATTENTION OF EVERYONE! Call Kathy for SPECIAL BUNDLING PRICING! In Print & Online, **940-872-2247** or stop by 200 Walnut Street today! Our award winning creative art director is ready to create your vision and help you to rebrand and hit your target clients! Let's kick off 2026 with advertising schedule to get your business seen throughout ALL of Montague County! nc

BRIXEY RANCH

119 acres. Clay County. \$4,950 per acre. Call Stephen Turner at **940-636-7039** or visit turnercountryproperties.com. nt

819 BELL ROAD

Immaculate home built in 2022, 3 bedrooms, 2.5 baths, 2201 sqft on 12 acres, office could be a 4th bedroom, large walk in pantry, mud room, jack and jill bathroom, total electric, covered patio, gunite salt water pool, turf yard, auto entry gate, concrete runs, 14x50 concrete alley way. 150x250 roping arena, auto chute, snake, adjustable roping boxes, elevated Priefert stripping chute. Automatic waters in each trap, no climb wire fence. Wichita County - \$725,000. Turner Country Properties, Stephen Turner, **940-636-7039**. Or visit: turnercountryproperties.com. nt

VOLLMER FARM

200 acres, Wichita County. Located 15 miles northwest of Wichita Falls. Features 97 acres of tillable land, 103 acres of native pasture with mesquite, hackberry and elm. Terrain is level to sloping, with 3 stock ponds and sites for more. Fully fenced and cross-fenced, includes metal corrals, wire trap, and a 1220 sf ranch house built 1960 with 2 bedrooms, 2 baths, and 2-car garage. Electricity and public water on-site. Frontage on Napler Rd and easement access from Old Friberg Rd. Asking \$2,950 per acre or \$591,210. Call Stephen Turner at **940-636-7039**. Discover your perfect place with Turner Country Properties. Visit turnercountryproperties.com to explore a wide range of available properties, and let our experienced agents help you find the home you've been dreaming of. Your next home is waiting. Browse our available properties and let agents assist! nt

LEHMAN FARM

40 acres. Great new homesite or hobby farm. Wichita County. \$6,975 per acre. Call Stephen Turner at **940-636-7039** or visit turnercountryproperties.com. nt

SHOWCASE YOUR FARM & RANCH PROPERTIES HERE!



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MUIR MEADOWS

Offers 60+/- acres of highly established coastal Bermuda that can be hayed or grazed, goat wire perimeter fence in excellent condition, FM 1740 asphalt access, a year-round creek with big hardwood trees, and access to public water and electricity. Minor deed restrictions apply. A small portion of the property near creek is in the floodplain. Located within 15 minutes of Wichita Falls! \$6,500 per acre. Call **940-867-6743** or visit turnercountryproperties.com. nt

BRIXEY RANCH

This property of 119.39 acres is located in central Clay County. The land is mostly open with scattered mesquites. The land is rolling with the highest point being near the central part of the property, offering impressive panoramic views. Surface water consists of one stock pond with several other ideal locations to construct a new pond. Call **940-867-6743** or visit turnercountryproperties.com. nt

HOLBROOK FARM

303 acres. Wichita County. \$1,300 per acre. Call Stephen Turner at **940-636-7039** or visit turnercountryproperties.com. Call today to schedule a viewing of this amazing property. nt

DENNIS ROAD

220 acres in Weatherford, TX. \$7,700,000. For more information contact **817-291-0759** or visit bobbynorris.com to view all new listings available! Bobby Norris, 5240 Camp Bowie Blvd., Fort Worth, TX 76107. nt

OLD MAN PLACE

Located just north of Dean on FM 2393, 15 miles east of Wichita Falls in Clay County. This beautiful property is completely wooded with mesquites offering great cover for wildlife. The topography is level to slightly sloping giving the illusion of prairie and rolling hills. There is one stock pond near the road frontage with ample room for construction of new stock ponds if desired. Electricity and Dean Dale Water are available along FM 2393. This would make a great hunting property, a place to build your dream home, or have for recreational purposes. Call **940-867-6743** or visit turnercountryproperties.com. nt

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Call 872-2247 today to get your branding ad started today!

HILLTOP HEADQUARTERS

This is an immaculate property of Wichita County. It is improved with a brick house, workshop, a nice horse barn on 23 acres. House features 1,734/sf, 3 BR, 2 baths constructed in 2004, mature landscaping, 5 stall horse barn with tack room, turn out pens, a workshop, and tons of covered parking for your equipment. Call Jon Moss at **940-6-867-6743** or visit turnercountryproperties.com. nt

517 COUNTY ROAD

Beautiful property in Itasca, Tx. It has 406 acres of treed rolling hills, with seven tanks, a lake, excellent fencing and beautiful rolling terrain. 5240 Camp Bowie Blvd. Fort Worth, TX 76107. **817-626-2000, 817-291-0759** bobbynorris.com. nt

GEORGE FARM

300 acs, Wichita County. All cultivation with fertile sandy loam. City water and electricity with canal on property. \$3,250 per acre. Call Stephen Turner at **940-636-7039**. Do not miss out on this amazing property! Visit today for a tour. nt

TURNER COUNTY PROPERTIES

Call **940-636-7039**. Visit turnercountryproperties.com. Large selections available! Call today to schedule a viewing.

Land

126+/- ACRES

Three bedroom, two bathrooms and shop. Nocona, TX. \$1,200,000. For more information call Van Baize at **940-366-3407**. nt

8145 FM 390 E

Brenhem, Texas. This beautiful 98.125 +/- acre ranch estate is located outside Brenhem. Boasts a large main residence with indoor pool. Approximately 7000 sf in total with 2 fireplaces, large living areas, lawn and flower sprinklers, additional 1220 sf +/- guest house near front entrance, 4 tanks, century old oaks about with approx. 35 +/- acres of pecan trees, including fruit trees. Concrete floor barn storage units for equipment, hay, etc. This is a very rare opportunity to own a beautiful estate property. 5240 Camp Bowie Blvd. Fort Worth, TX 76107. **817-626-2000, 817-291-0759** bobbynorris.com. pb

230+/- ACRES

Montague County. \$11,500 per acre. For more information call Van Baize at **940-366-3407**. nt

92+/- ACRES

Hunting property in Montague County, TX. \$10,000 per acre. For more information call Van Baize at **940-366-3407**. Call today to schedule a viewing of this amazing property. nt

48.84 ACRES

Located in Wise county, Tx. This land offers a unique blend of natural beauty and development potential with lush pastures. \$1,221,000. For more information call Van Baize at **940-366-3407**. nt

FUGATE RIVER RANCH

278 acs, Wichita County. 10 miles NW of Burkburnett on the Red River. Features include a 2250 sf 3 BR, 3BA main home, 3BR, 2BA mobile home, horse barns, arena, pens and 2 water wells. Fenced and cross-fenced with great wildlife - deer, turkey, hogs, duck and more. Offers scenic views, ATV trails, kayaking, fishing. Call Stephen Turner at **940-636-7039**. Turner Country Properties. nt

WEGMAN RANCH

73.14 acres. Wichita County. \$9,200 per acre. Call Stephen Turner at **940-636-7039** or visit turnercountryproperties.com. nt

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