

## Agents

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Farm and Ranch Loans. Call the team at Capital Farm Credit office in Bowie, Texas at **888-340-3522** or visit [CapitalFarmCredit.com](http://CapitalFarmCredit.com). ffcfb

**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. nt

**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](http://turnercountryproperties.com). nt

## Farm and Ranch

**LEHMAN FARM**  
Great property for a new home site or hobby farm is located in Wichita County, a short drive north of Iowa Park in Iowa Park ISD. Wichita Valley water meter installed and electricity available. No known Deed Restrictions. Primarily in cultivation at this time and fences are in good condition. there are three active wells at this time but are primarily located on the western 1/3 of the property and accessed from the northwest corner if property. Seller doesn't own any mineral rights. \$6,975 per acre. Call Stephen Turner at **940-636-7039** or visit [turnercountryproperties.com](http://turnercountryproperties.com). nt

**EDSEL FARM**  
Located less than a half mile north of Is HWY 287. It has access with frontage on Huntington and Kiel. The land consists of 139.07 acres, 53 acres is tillable farmland, balance being moderate to heavily wooded native pasture. There are partial cross fences, boundary is fenced in average condition. Surface water consists of two stock ponds, seasonal and partial floodplains. Electricity and water available. Call Stephen Turner at **940-636-7039**. Turner Country Properties. nt

**FUGATE RIVER RANCH**  
278 acs., Wichita County. 10 miles NW of Burk Burnett on the Red River. This highly improved ranch offers strong agricultural functionality with excellent recreational features. It includes 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. Call Stephen Turner at **940-636-7039**. Turner Country Properties. nt

**HOLBROOK FARM**  
303 acres. Wichita County. \$1,300 per acre. Consists of 166 acres of tillable farmland and 137 native mesquite pasture Call Stephen Turner at **940-636-7039** or visit [turnercountryproperties.com](http://turnercountryproperties.com). nt

**819 BELL ROAD**  
Immaculate home built in 2022, 3 bedrooms, 2.5 baths, 2201 SF on 12 acres, office could be a 4th bedroom, large walk in pantry, mud room, jack and jill bathroom, total electric, covered patio, granite salt water pool, turf yard, auto entry gate, concrete runs, 14x50 concrete alley way. 150x250 roping arena, auto chute, 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](http://turnercountryproperties.com). nt

**MUIR MEADOWS**  
This property offers 60+/- acres of highly established coastal Bermuda. Minor deed restrictions apply. A small portion of the property near creek is in the flood plain. \$6,500 per acre. Call **940-867-6743** or visit [turnercountryproperties.com](http://turnercountryproperties.com). nt

## Land

**128 +/- ACRES**  
Located near Moran in Shaokelford County with pens, a stock tank and 2 bedroom house. \$850,000. Call realtor Chris at **940-631-4825** or visit [www.LoneStar-Realty.com](http://www.LoneStar-Realty.com). nt

**9526 COUNTY ROAD 1004**  
Prime 49-acre investment property opportunity with outstanding development potential. This impressive tract features a well-maintained all weather road system throughout, providing immediate accessibility and infrastructure value. With open grazing areas and strong hunting appeal, the property offers multiple revenue possibilities - from agricultural use to recreational leasing. Whether you're looking to subdivide, develop, hold for appreciation or create a high-demand rural retreat destination, this versatile acreage positions you for both short-term income and long-term growth. A rare chance to secure land with flexibility function and future upside. 5240 Camp Bowie Blvd. Fort Worth, TX 76107. **817-626-2000, 817-291-0759** bobbynorris.com. nt

**450 +/- ACRES**  
Located east of Seymour in Bayor County and has three stock tanks, 324 acs, cultivation. \$4,000 per acre. Call realtor Chris at **940-631-4825** or [www.LoneStar-Realty.com](http://www.LoneStar-Realty.com). nt

**10+/- ACRES**  
Located in Baylor County situated at the corner of US 277 and FM 422. \$125,000. Call Scott **940-733-2146** or visit [www.LoneStar-Realty.com](http://www.LoneStar-Realty.com). nt

**121+/- ACRES**  
Located in Baylor County west of Seymour with a water well. \$125,000. Call Scott **940-733-2146** or visit [www.LoneStar-Realty.com](http://www.LoneStar-Realty.com). nt

**MAAG**  
Located in Archer County. 19.45 acres. \$8,483 per acre. Call Stephen Turner at **940-636-7039** or visit [turnercountryproperties.com](http://turnercountryproperties.com). 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](http://turnercountryproperties.com). nt

**540 +/- ACRES**  
Haskell county. Irrigated cropland with 10 wells. \$1,350 per acre. Call Kimbra **940-636-2174**. [www.LoneStar-Realty.com](http://www.LoneStar-Realty.com). nt

**75+/- ACRES**  
Located in Baylor County with 30x60 barn, water well and septic. \$315,000. Call Chris at **940-631-4825** or visit [www.LoneStar-Realty.com](http://www.LoneStar-Realty.com). nt

**MAAG**  
Located in Archer County. 19.32 acres. \$8,540 per acre. Call Stephen Turner at **940-636-7039** or visit [turnercountryproperties.com](http://turnercountryproperties.com). nt

**90+/- ACRES**  
Custom home on 90+/- acres near the Brazos River with a hot tub and pool. \$1,650,000. Call Kimbra at **940-636-2174** or visit [www.LoneStar-Realty.com](http://www.LoneStar-Realty.com). 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

**126+/- ACRES**  
Three bedroom, two bathrooms and shop. Nocona, TX. \$985,000. For more information call Van Baize at **940-366-3407**. nt

**MAAG**  
Located in Archer County. 17.33 acres. \$8,482 per acre. Call Stephen Turner at **940-636-7039** or visit [turnercountryproperties.com](http://turnercountryproperties.com). nt

**10+ ACRES**  
Located at the corner of US 277 and FM 422. \$125,000. Call Scotty Crowley at **940-733-2146**. Or visit or [www.LoneStar-Realty.com](http://www.LoneStar-Realty.com). nt

**100+/- ACRES**  
Located in Knox County north of Munday with cultivated land. \$3,000 per acre. Call Kimbra **940-636-2174** or visit [www.LoneStar-Realty.com](http://www.LoneStar-Realty.com). nt

**DECKER FARM**  
Located in Archer County. 5.02 acres. \$14,940 per acre. Call Stephen Turner at **940-636-7039** or visit [turnercountryproperties.com](http://turnercountryproperties.com). nt

**10.71 +/- TRACT**  
Located in Montague County on the west side of Ringgold. \$150,000. Call realtor Scotty at **940-733-2146** or visit [www.LoneStar-Realty.com](http://www.LoneStar-Realty.com). 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

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

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

## For Rent

**FOR RENT**  
Gorgeous completely furnished Nocona restaurant. 2,600 sf. \$1,495, monthly rent plus utilities. Broker/owner David **214-466-9925** or **903-900-2884**. pb

## Property

**OLD MAN PLACE**  
This property is 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 Stephen Turner at to schedule a viewing of the property **940-636-7039** or visit [turnercountryproperties.com](http://turnercountryproperties.com). nt

**154 PRAIRIE WAY**  
This property is located in desirable Decker Farms within sought-after Holiday ISD. This is a beautifully maintained home, offering 4 bedrooms, 3.5 baths, an open-concept floor plan, walk-in closets, an office and a mudroom. The upstairs living space features a bedroom, full bath and media/game room. The home is freshly painted throughout, including the garage. This move-in ready home combines style, comfort and space, ready to welcome its new owners. \$575,000. Call Stephen Turner at to schedule a viewing of the property **940-636-7039** or visit [turnercountryproperties.com](http://turnercountryproperties.com). nt

**600 S. COLORADO STREET**  
Versatile 13,000 +/- square foot industrial property on a 2.75 acre encompassing a full city in Iowa Park, frontage on FM 368 and W. Pecan. Features three insulated metal shop buildings with 220V service, multiple overhead/roll-up doors, overhead crane with 1 and 6-ton hoists, central air compressor system and attached office space. Ideal for fabrication, service, storage or light industrial use. Contact Jon Moss, listing Agent, **940-867-6743**. \$315,000. nt

**Farm & Ranch Loans**



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