

**1000 Auctions - Public Sales**

**Jim Payne Auctioneer**  
 Phone/Cell:  
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 Yankton, SD 57078  
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**1101 Announcements - Events**

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**THE MISSOURI VALLEY Shopper cannot verify the validity of any advertisements placed by anyone. Readers are advised to approach any advertisement with reasonable caution.**

Please Recycle When Done Reading

**1101 Announcements - Events**

**Business Hours of The Missouri Valley Shopper are as follows: Monday through Friday, 8:00am-5:00pm. 319 Walnut St. (605)665-5884. Thank you for your continued business!**

**1101 Announcements - Events**

**SEARCH THOUSANDS OF CLASSIFIED ADS FROM AROUND THE MIDWEST! Give it a try! Go to <http://www.mw-ads.com>. Ads from Free Papers offer you great bargains. (MCN)**

Call Classifieds **665-5884**

**1101 Announcements - Events**

**WANT TO ADVERTISE TO THE MIDWEST? Place your classified ads in the Midwest Classified Network anytime online at [www.midwestfreeclassifieds.com](http://www.midwestfreeclassifieds.com)(MCN)**


Visit our Web site at [www.missourivalleyshopper.com](http://www.missourivalleyshopper.com)

**Herrboldt Construction, Inc.**  
**We specialize in**

- New Construction
- Farm & Steel Buildings
- Additions & Remodeling
- Roofing, Siding & Concrete Flatwork

**No carpentry work to small or large!** Yankton, SD  
 Lonnie Herrboldt, 605.665.3987  
 John Herrboldt, 605.660.1753

**2005 Chevy K1500**  
 4x4, 5.3 Ltr., Longbox, Auto, A/C, Tilt, Cruise, 79K miles, silver birch



**\$11,900**

**TONY ELLIS AUTO SALES**

Tony and Donna Ellis  
 605-665-3720  
 1200 Ellis Road  
 Yankton, SD 57078

**LOCATION-LOCATION-LOCATION**  
 7,800 sq. ft. Commercial Building on 1.3 acres

**AT AUCTION**

Near Gavin's Point Dam Recreational Area on Hwy 52!  
**Monday, Sept. 13<sup>th</sup> • 6:00 PM**

Located — 43583 SD Highway 52, Yankton, SD  
**OPEN HOUSE: Saturday August 28th 11AM to 12 noon & Friday Evening Sept 3rd 5PM – 6PM**

This commercial property is in a prime location, just 1/4 mile East of Gavin's Point Dam or 4 miles West of Yankton, SD on one of the busiest highways in South Dakota. Campgrounds located just across the highway.

This building has 7,800 sq ft with a showroom of 47x38, 2 front retail areas, 3 storage rooms, 2 offices and a public bathroom. This is all attached to a heated & cooled shop with service area and storage area. There are 2 garage doors connecting this area to the showroom. There are 3 deep bays, 2 with 14ft high doors (one is 12ft high), work area of 46x80 and a second floor storage area the same size. The North end of the building contains cold storage with a 10ft high door. Amenities include commercial water heater, propane furnaces (one in showroom--one in the shop), and commercial air lines plumbed throughout the building. This all sits on 1.3 acres with the building sitting on the West side that gives room for parking or expansion.

*This is a once in a lifetime opportunity for purchasing some of Yankton's best commercial Real Estate with endless possibilities. If you have been looking for that special spot to move or open your own business, this is it!*

**TERMS:** \$25,000 nonrefundable down payment due day of auction with the balance due on closing on or before Oct 13, 2010. Taxes are prorated to day of closing. Possession on closing. Title insurance and closing costs will be split 50/50 between buyer & seller. Yankton Title Company is the closing agent. Auctioneers are acting as agents for the seller in this transaction.

**LEGAL:** The South 251.41 feet except the West 35 feet of the North 45.41 feet, Lot 3, Parcel D and the South 226 feet except the North 20 feet, Lot 1, Parcel E and the East 100 feet and the North 34.63 feet of the South 286.04 feet, Lot 3, Parcel D in the NE1/4 of the NE1/4 Sec 17-93-56, Yankton County, South Dakota. Taxes are \$3970.34

**WAYNE KOLDEN, OWNER**  
 Formerly Kolden Performance Marine

Girard Auction & Land Brokers, Inc.  
 (605) 267-2421  
[www.GirardAuction.com](http://www.GirardAuction.com)  
 Merv Girard BA #12399; Ken Girard, CAI, AARE Broker #10183; Mike Girard, BA#13549

**GIRARD**  
 AUCTION & LAND BROKERS, INC.  
 PO Box 358 • Wakonda, SD 57073 • (605) 267-2421

**Sears Hometown Store**

**LABOR DAY BIG WEEKEND SALE**  
 \*\*\*\*\*  
 Friday, September 3rd thru Tuesday, September 7th, 2010

**30% OFF** WHIRLPOOL®, MAYTAG®, KITCHENAID® AND SAMSUNG® ENERGY STAR® QUALIFIED APPLIANCES\*

**20% OFF** ALL OTHER ENERGY STAR® QUALIFIED APPLIANCES OVER \$399\*\*

**15% OFF** ALL OTHER APPLIANCES\*

\*Offers exclude Electrolux, Jenn-Air®, Dacor, Fisher & Paykel, sewing machines, countertop microwaves, water heaters, air conditioners, humidifiers, dehumidifiers, steam mops, bags, belts, filters, carpet cleaning chemicals, accessories, closeouts and Everyday Great Price items. 20% offer only valid on merchandise \$399.99 and above. Cannot be combined with other Sears card discounts. Excludes products subject to additional points. Offers good thru 9/7/10.

**PLUS 5% extra off** all appliances and floor care with your Sears card\*  
\*Exclusions apply. See exclusions at left. Offer good thru 9/7/10.

**PLUS SPECIAL FINANCING AVAILABLE**  
**OR FREE STANDARD DELIVERY\*\*\***  
after online or mail-in rebate via prepaid debit card on any appliance over \$399 Offer good thru 9/7/10. See below for important offer details.

**hotbuy 399.99 FINAL, EA. SAVE \$190 WITH SEARS CARD Kenmore® 3.5 cu. ft. capacity washer with Triple Action® agitation #29622 Reg. 589.99, 421.04**

**Kenmore 7.0 cu. ft. capacity dryer #69622 Reg. 509.99, 421.04 Gas dryer priced higher.**

\*\*\*Free standard local delivery on any appliance over \$399 after discounts and coupons via prepaid debit card. Standard delivery includes delivery within the local delivery area Monday through Friday and delivery not requiring additional services or time. Customer pays an additional charge for non-standard delivery. Rebate values, local areas, and additional charges vary, and rebate amount excludes sales tax. Maximum rebate value \$79.99. Excludes KitchenAid® built-in refrigeration. See store for details. Offer good thru 9/7/10. Excludes Outlet Stores. See [sears.com](http://sears.com) for online rebate details. Oregon customers receive value of rebate at point of sale.

**20% OFF** ALL CRAFTSMAN® LAWN & GARDEN AND OUTDOOR STORAGE

Excludes Everyday Great Price items and generators. Excludes products subject to additional points. Offer good thru 9/7/10.

**NO INTEREST IF PAID IN FULL IN 6 MONTHS\*\*** on all tractor purchases when you use a qualifying Sears card

Interest will be charged to your account from the purchase date if the purchase balance is not paid in full within 6 months or if you make a late payment. Offer good thru 9/7/10. See below for important financing offer details.

\*\*No interest offer applies to all tractor purchases after discounts and coupons when you use a qualifying Sears card and account is kept in good standing. Offer not valid with Sears Commercial One® and Sears Home Improvement Accounts™ accounts. See our Important Customer Information below for Important Deferred Interest details. Excludes Outlet Stores. Offer good thru 9/7/10.

**CRAFTSMAN**

find us. friend us. follow us.  share me recycle me **VISIT US ONLINE AT: [SearsHometownStores.com](http://SearsHometownStores.com)**

FOR AN EVEN GREATER SELECTION **SHOP SEARS.COM** BUY ONLINE, PICK-UP AT YOUR LOCAL SEARS STORE On eligible items. Excludes Alaska.

**Yankton**  
 Owned & Operated by: Toby & Kerry Woehl  
 2901 Broadway, Yankton • 605-665-7861  
 Monday-Friday: 9am-6:30pm • Saturday: 9am-6pm • Sunday: 11am-4pm

**IMPORTANT DEFERRED INTEREST DETAILS (WHEN OFFERED): FINANCE CHARGES** accrue on a promotional purchase from the date of the purchase at the rate in effect from time to time and all accrued FINANCE CHARGES for the entire promotional period will be added to your account if the purchase is not paid in full by the end of the promotional period or if you default under your card agreement. Making the minimum monthly payment will not pay off your promotional purchase in time to avoid FINANCE CHARGES. With credit approval, for qualifying purchases made on a Sears Card (Sears Commercial One® accounts excluded), Sears Home Improvement Account™ valid on installed sales only. Offer is valid for consumer accounts in good standing and is subject to change without notice. May not be combined with any other promotional offer. Sears cards: APR up to 26.49%, but if your account has a variable APR, the APR is up to 29.99% as of 4/5/10 and may vary. Lower rates may apply. **MINIMUM INTEREST CHARGE: UP TO \$2.** An Annual Membership Fee of up to \$59 may apply. See card agreement for details. Sears cards are issued by Citibank (South Dakota) N.A. Sears Solutions cards are issued by HSBC Bank Nevada, N.A. Offer is only valid for consumer accounts in good standing. See card agreement for rates and minimum payment information applicable to your account. For New Sears Card accounts: As of 4/5/10, APR for purchases 23-24%; Default APR 29.99% (rates may vary). **Minimum FINANCE CHARGE: \$2.** See card agreement for details including description of the minimum payment calculation and when the default rate applies. Offer is only valid for consumer accounts in good standing. See card agreement for rates and minimum payment information applicable to your account. The Sears Card is issued by Citibank (South Dakota) N.A. Sears Solutions Cards are issued by HSBC Bank Nevada, N.A. Sears is a registered trademark of Sears Brands, LLC. Sale dates as noted on back unless otherwise indicated. This advertisement includes many reductions, special purchases and items at our everyday low prices. Outlet stores excluded. Environmental surcharges extra.

**Sears Hometown Store**

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*Sometimes it's rough-riding out there ...*

Let the Missouri Valley Shopper smooth out your advertising needs! From seasonal to weekly campaigns, we've got what it takes to help your business prosper!

**MISSOURI VALLEY SHOPPER** | 319 Walnut St. Yankton, SD 605-665-5884

