

1410 Agriculture
4WD QUALITY OFF-ROAD MINI TRUCKS FOR SALE
 40MPG automotive engine, HEATER, full FUNCTION Cabs & more, several models to choose from. www.ulmerfarmerservice.com (605)387-5660 or (605)661-5050, Menno, SD.

Sucker Rod & Pipe. All sizes for fencing and manufacturing. Menno, SD. (605)387-5660 (605)661-5050.

1410 Agriculture
 Sweet Pro lick tubs, no molasses, high fat, distillers grain, horse tubs, Redmond Natural Mineral Salt, cut mineral cost by 50% affordable. www.sweetpro.com (402)844-3046.

1450 Cleaning
Window Cleaning: Single-story home. 1,500sq.ft., \$129. 2,000sq.ft. \$199. 2,500sq.ft. \$279. (402)649-3826.

1475 Other Services
TONER CARTRIDGES RECHARGES for fax, copiers, and printers. **Yankton Office Equipment**, 314 W. 4th (605)665-2289.

Fix & Repair Shop. Will do house repairs inside/outside. Windows, doors, decks. No job to big/small. For free estimates. (605)212-3677.

1490 Lawn - Landscaping
WILL REMOVE TREE
 Stumps. Schumacher Tree Stump Removal, Insured. Dennis Schumacher, Call (402)388-4487.

1530 Roofing - Siding
JW Roofing: Shingling, complete tear-off, redecking if necessary and insured. Free estimates. References. Work guaranteed. Call (605)665-1167, (605)760-1782.

1530 Roofing - Siding
Tax credits available. Free Triple Pane Window upgrade. Huber Home Improvement, Siding. Gutters. Windows. (605)665-8673.

1555 Dogs - Puppies
AKC Registered Pembroke Welsh Corgi, APR Shih-Tzu, Puggle, Doxipoo, APR Daschund, APR Beagle, AKC English Springer Spaniel, puppies at Tropical Creations, Inc. (605)665-1464.

Pet Grooming Services at Tropical Creations, Inc. at Yankton Mall. Call (605)661-8251.

1565 Other Pets
ADOPTIVE HOMES NEEDED for several kittens, dogs & puppies. See Heartland Humane Society at www.heartlandhumanesociety.net or call (605)664-4244.

1600 Other Real Estate
FORECLOSEURE LAND in Florida, 1/4 acre & Up. Guaranteed Financing! From \$4900. \$100 Down, \$100 Per Month. Cal For Free List! 1-877-983-6600. www.FloridaLotsUSA.com

LAND LIQUIDATION: 20 Acres \$0 Down, \$99/mo. ONLY \$12,900. Near growing El Paso, Texas, Guaranteed Owner Financing, NO CREDIT CHECKS! Money Back Guarantee. Free Map/ Pictures. 800-755-8953, www.sunse-tranches.com (MCN)

1615 Houses For Rent
Remodeled 3-bedroom house, big yard, includes stove/refrigerator, freezer, washer/dryer, no smoking/pets. \$650/month plus utilities (605)664-1984.

COIN AND CURRENCY AUCTION
Sunday, November 7, 2010 10:00 am
City Auditorium, Osmond, Nebraska
GOLD, SILVER, CURRENCY
 500 Lots Selling in one giant session. Carson City Silver Dollars, Rare Coins, National Currency, Silver Certificates, Fractional Currency, Circulated Silver & Gold. Table Seating, Food available. You can download a catalog from our website — www.northeastauctioneers.com — or they will be available at the auction site for \$1.00.
NORTHEAST AUCTIONEERS
 Quality Antique Auctioneers
 402-748-3985

Wagner Community School Surplus Auction
Monday, Nov. 8 10:00 AM
krentzauctionservice.com for listing.

SUNHEAT **\$299⁰⁰**
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Antiques, Art & Fine Furniture AUCTION
Nov. 6th 10am & Nov. 7th at 12pm
 Riverfront Event Center, 121 W. 3rd St., Yankton, SD
Jerry & Bridget Rupiper Estate
FURNITURE: 20 Pieces of Birdseye Maple, Paramount Cook Stove, Elegant Thomasville 3 pc. Dining Room Set w/break Front Cabinet, Marble Top Walnut Chest, Hall Table w/leaves, Oak Hall Tree/Bench, Walnut Pedestal Handkerchief Dresser w/mirror, Walnut Chest w/fruit pulls, Lawyer 3 Stack Book Case, 2 Door Oak Bookcase, Oak Conference Table, Library Table.
ANTIQUES/COLLECTABLES: Standard Outside Horn Phonograph, Magnavox Horn for Radio, Edison Cylinder Record Phonograph, Seth Thomas Wall Clock, New Crown Sewing Box, Record Albums, Books, Collectable Magazines including LIFE & Post, Redwing Crocks & Vases, Art, Jewelry, Furs, Historical WWI & WWII Items, Large Hanging Tiffany Style Light Fixture, Crystal Chandelier, Numerous South Dakota & Nebraska Historical Items.
GLASSWARE: 100+ Pieces of Green Depression, 250 Pieces of Hall Autumn Leaf Dishes & Glasses by Jewel Tea, Beautiful Set of Haviland China, Early American Compote, Bavaria Fostoria Compote, Flow Blue China, Monmouth Germany & RS Germany, Silesia, Nippon, RS Prussia, England, Belgium Donald Zolan Plates, Sterling Silver, Cobalt Blue, Chintz Figural Pitchers Ruby Glass, Ruby Flash, Carnival Glass, Cut & Pressed Glass.
APPLIANCES/TOOLS: Refrigerators, Freezers, Stove, Washer & Dryer, John Deere Snow Blower, 2 Wheel Trailer, Makita Miter Saw, Fishing Poles & Equipment, Leaf Blower, Air Compressor, Car Ramps, Shop Vac, Router, Drills, Tools, Patio Furniture.
AUCTIONEER'S COMMENT: This will be a two day sale of the most exquisite antique furniture, dishes, and collectables we've had the opportunity to sell at auction. We will focus on selling most of the antiques and collectables on Saturday, November 6. Fine furniture, appliances and tools will be sold on Sunday, November 7. This sale offers everything you are looking for, from quality antiques and furniture, to numerous pieces of china, crystal, silver and pottery.
 Please visit www.Gregsauctioncompany.com for pictures and complete listing.
 E-mail us at gregsauctioncompany@iw.net
Terms: Full settlement day of sale. No items to be removed until settled. ID required for bidding number. Not responsible for accidents or theft. Everything sold as is, where is. Statements made sale day take precedence over anything printed or implied.
Auctioneers:
 Greg Ryken & Scott Moore
 605-661-1451
GREG'S AUCTION COMPANY

LAND AUCTION - NOVEMBER 6, 2010 - 2:00 PM - DIXON HALL, DIXON, NE
DIXON COUNTY CROPLAND - 413.20 +/- ACRES
PULSCHER FARMS, LLC
LEGAL DESCRIPTION: Part of the E 1/2 NE 1/4 & NW 1/4 & Part of the N 1/2 SW 1/4 & Part of the NW 1/4 SE 1/4 & Part of the W 1/2 NE 1/4 All in Section 11, Township 28 North, Range 4 East of the 6th P.M., Dixon Co., Nebraska, containing 221 +/- irrigated acres under the pivot & the balance dryland, dryland corners, farmplace, trees & roads containing 193 +/- acres.
LOCATION: 4 miles East of Dixon, Nebraska.
TAX ACRES & 2009 TAXES: Tax ID# 4063: \$ 2,599.30 - 80.00 +/- tax acres
 Tax ID# 4064: \$ 7,834.71-236.20 +/- tax acres; Tax ID# 4065 \$2,804.92-97.00 +/- tax acres
IRRIGATION IMPROVEMENTS: New well drilled & filed with the state in June, 2008. (Salmon Well Company). 250 feet deep, 8 inch well with 193' static water level. Rated at 1,000 gal./min. Model # 8000, 10 span Valley pivot with approximately 221 acres of potential pivot acres. Pivot set for 1,000 gallon per minute operation at 44 psi. Electric motor and rural electric power.
FSA INFORMATION: Based on ALL UNITS COMBINED. Estimated. Final figures based on actual survey and FSA Reconfiguration: **413.0 Farmland acres with 364.7 Cropland Acres**

Crop	Base Acres	Direct Yield	CC Yield
Wheat	22.7	30	30
Oats	15.6	51	51
Corn	185.7	72	72
Soybeans	87.1	26	26
Barley	0.3	38	38
311.4 Total Base Acres			

SOIL TYPES: Blendon sandy, Maskell, Thurman, Alcester silt loam, Crofton silt, Thurman loamy sand, Thurman-Leisy complex, Nora silt, Moody silty clay, Moody-Leisey complex, Nora variant silty clay, Ortello sandy loam;
Tract #1: Approximately 60 +/- acres improved dryland farm with single story cabin, Steel-Pole Shed, newer well and large shelterbelt.
Tract #2: Irrigated & Dryland farmland containing 329 +/- acres
Tract #3: Combined Tracts #1 & #2
TERMS OF SALE: Cash. 20% earnest deposit shall be due at the time of execution of the Purchase Agreement. Clear title through Title Insurance Binder with cost split 50/50 between Buyer & Seller (Owner's Policy). Closing within 30 days of accepted purchase agreement. Possession of farmplace at closing - Farm land on March 1, 2011. Subject to all recorded easements, railroad right of ways, FSA regulations, etc. Survey cost for tract splits paid by Seller if required. Seller reserves the right to accept or reject any or all bids.
Don Miller Land Co., Inc. and its agents are working for and are acting as Seller's Agents. All Buyers or their representatives shall be considered Customers of Don Miller Land Co., Inc. All information presented on this property is from sources deemed reliable, however, it is not warranted. Interested parties should verify all information to their satisfaction. All Announcements made day of the Auction take precedence over all previous print or verbal advertising.
AUCTION CONDUCTED BY: DON MILLER Seller's Agents
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