

1650 Houses For Sale

New Listing!

203 Louis, Newcastle, NE

3 bedrooms, 3 baths, Oak kitchen, main floor laundry, full basement, large yard, 2 car garage, low price \$110,000.

Tom Goddard, ABR, GRI Broker
Lewis & Clark Realty West
605-665-2225
Cell 605-660-1209
tgcgoddard@iw.net
"I'll Show You A New Way Home!"

Lewis & Clark Realty West
801 Mariner Lane
665-2225
www.yanktonareahomes.com

1650 Houses For Sale

5-bedroom, 3-bath 3,373 square feet, newer custom built home on 5 acres off paved road. (402)640-7809 <http://www.techtrees.net/croftonhomeforsale/house.html>

Summit Heights
4-Bedroom, 3.5-Bath, den, fenced yard, built in 2006. Call (605)260-0224 for showing. <http://www.yankton.net/1211w16th/index.html>.

1650 Houses For Sale

55480 Hwy 121 Crofton, NE

\$147,900 3-Bedroom, 2-Bath with triple garage on .88 acre lot. Peaceful country setting just minutes from Yankton and the dam. Sally & Terry, (605)660-6679
Lewis & Clark Realty
www.55480Hwy121.com

621 Sawgrass • \$184,900
Beautiful 4-bedroom, 2-bath with walkout lower level. Oak kitchen with center island. City park with playground right behind house. Call Stan Sudbeck (402)841-5885 or Tom Goddard (605)660-1209 Lewis & Clark Realty West.

1705 Items \$100 or Less

5 pair, Alfred Dunner women's slacks, size 22 W Average, elastic waist, side pockets, black, brown, navy, like new. \$15 each. (605)660-0890 leave message.

GE Electric heavy duty clothes dryer, white, \$75. Irene (605)263-3602.

Large oak finish entertainment center, good condition, \$50. (605)664-0371.

Maytag natural gas stove, white. Works good. \$75. (605)664-4157 evenings.

Nice prom dress from David's Bridal, never worn. Marked size 3, fits like size 5, white with black detailing. (605)665-2616.

Steel tarp, \$100 or less. (402)586-2382.

Trane XL90 high efficiency furnace, \$100. (605)665-7471.

Weather radio, \$10. 2-Second Chance Sam vests from good sam camping club \$10/each. Call (605)665-7630.

1850 Agriculture
Wanted: Pasture and Farmland for 2012 and beyond. Call Travis Balvin (605)464-0287.

1875 Livestock - Poultry
45 First Calf Heifer pairs. All black, ranch raised. Calves 2-weeks to 2 months old. Heifers weight 1100 lbs. \$2500 per pair. (402)640-5893 or (402)640-5892

1880 Produce
Yankton Fruit Program last order for citrus fruit this winter. Navel oranges, grapefruit, honey tangerines, tomatoes, Call Evie to order by February 29. (605)665-4496.

2010 Legal and Public Notices

Yankton County. Said property is legally described as NW1/4, exc Lts. 1-4, Walloch's S/D, S32-T95N-R57W of Yankton County, hereinafter referred to as Lesterville Township, County of Yankton, State of South Dakota. Remaining unplatted lot size will be sixteen +/- (16.24) acres. The E911 address is 30244 429th Ave., Lesterville, SD. Plat consideration to follow.

Legally described as Plats of Lots 5 and 6, Walloch's Subdivision, NW1/4, S32-T95N-R57W of Yankton County, State of South Dakota.

NOTICE OF PUBLIC HEARING

Notice is hereby given that a public hearing will be held before the Yankton County Board of Adjustment, Yankton County, South Dakota, Tuesday, March 6, 2012, at 4:50 P.M. at the Yankton County Government Center, Commissioners Chambers, 321 West Third St., Yankton, South Dakota.

2010 Legal and Public Notices

2+25

PUBLIC MEETING NOTICE

A regular monthly meeting of the Yankton County Commission will be held at 4:00 P.M., March 6, 2012 in the Yankton County Government Center, Commissioners Chambers, 321 West Third St., Yankton South Dakota.

NOTICE OF PUBLIC HEARING

HEREBY TAKE NOTICE, the Yankton County Commission, County of Yankton, State of South Dakota, is proposing the adoption of a Zoning Ordinance amendment pertaining to changes in Article 26, Wind Energy Conversion Systems (WECS). The Yankton County Planning Commission will hold a Public Hearing, Second Reading, on Tuesday, March 6, 2012, at 5:15 P.M. at the Yankton County Government Center, Commissioners Chambers, 321 West 3rd. St., in Yankton, South Dakota.

The complete text of the proposed ordinance amendment pertaining to Article 26 referred to above is on file with the Yankton County Auditor and Yankton County Zoning Administrator. The document may be inspected, reviewed, or examined by any interested party by contacting (605) 260-4445 or <http://www.co.yankton.sd.us/>.

Written comments may be submitted to the Yankton County Zoning Administrator by 5:00 P.M. on March 5, 2012.

Levy

From Page 1

million, for two-year opt-out on Tuesday, the district is projecting a net increase of \$1.146/\$1,000 increase for non-owner-occupied property, no increase for home-owner occupied and a net decrease of \$0.405/\$1,000 on ag property for taxes payable in the year 2013.

"Recent history has shown us that the overall dollar-per-thousand levies, if anything, will go down," Bietz said. "We don't know what the 2012 evaluations will be and we have acknowledged that. We don't control individual people's tax assessments. So, we are using what we currently know. What we do know is to use the dollar per thousand formula, which is set in law — the current local tax effort plus the per-student allocation that the state sets."

Bietz added that the district chose to project on the high side, rather than the low so, and if anything, the amounts collected would more than likely be less than what the district is projecting.

"If there is any growth at all in the tax base, the dollar-per-thousand amount of the opt-out could be less than what we are saying," he said. "We want to be as accurate as we can reasonably be."

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OPEN HOUSE
Sunday 12:00-2:00

218 N. Springfield, Tabor

This wonderful complex is custom-designed for parent care. Two homes joined by a beautiful 3-season porch overlook a spacious yard with flowers. Easily go between homes staying inside. Of course, there are lots of other opportunities too for this great property. Come and check it out!

\$145,000

Anderson REALTY, LLC
605-665-7407
www.yanktonhomes.com

Virginia Larson
661-0418

www.yanktonhomes.com

OPEN HOUSE
Sunday, February 26 • 1:00-2:30pm

1210 W. 17th St. in Summit Heights
Absolutely beautiful and professionally decorated

This custom home, built by Kirby Hofer offers: A huge master suite- fireplace, whirlpool tub, all tile walk-in shower and large walk-in closet. 3 additional bedrooms and 2 more bathrooms. A real "Chef's Kitchen," with an abundance of top of the line cabinetry, granite countertops, breakfast bar, complete with newer GE Profile stainless steel appliances, eat-in dining room with slider to the 3-season Covered patio. Spacious lower level family room with fireplace, and door to patio for all those backyard activities. **\$279,000**

Lisa Noecker
Broker/Owner
605-661-0054

Anderson REALTY, LLC
605-665-7407
www.yanktonhomes.com
122 W. 3rd • Yankton, SD

1655 Mobile Homes For Sale

ATTENTION!
Thinking of purchasing a new home?
We want your business and we're serious.

Let's make 2012 your year! Our brand new double & singlewides are very nice & are built to the highest standards of quality, value & engineering. They're built for ALL climates & are very energy efficient with 2x6 walls. Our homes are priced at incredible rock bottom dollar prices.

SAVE, SAVE, SAVE!!
Call Nationwide Mobile Homes- the #1 choice. You'll be mighty glad you did. (605)665-0822.

1660 Acreage - Lots For Sale

50 Acres with 40 acres of crop ground. 9 miles NW of Yankton. Call Harvey Century 21. (605)665-8970 or (605)661-9121.

For Sale: Lots of lots! Call Jim Tramp, (605)661-2192.

Ridgeway North Development has numerous lots available. North of Hillcrest Golf Course. Call Kirby, (605)665-0524 or (605)660-1422.

1705 Items \$100 or Less

27" RCA TV, bad coax but works with RCA jacks, \$20. Short black TV stand with glass door \$25. (605)661-8216.

Class III Receiver Hitch for Pontiac Montana with wiring. Fits others GM Vans. (605)661-8216.

NOTICE OF PUBLIC HEARING

Notice is hereby given that a public hearing will be held before the Yankton County Board of Adjustment, Yankton County, South Dakota, Tuesday, March 6, 2012, at 5:05 P.M. at the Yankton County Government Center, Commissioners Chambers, 321 West Third St., Yankton, South Dakota.

Said hearing is to consider the following:
Applicant is requesting a Conditional Use Permit for sale of fireworks in a Lakeside Commercial District. Said property is legally described as Parcel A, NE1/4, NW1/4, exc W124', N332' & exc S200', W330' & exc Lt H-3, S15-T93N-R56W, County of Yankton, State of South Dakota. The E911 address is 3204 West 8th Street, Yankton, SD.

Patrick Garrity
Zoning Administrator
Yankton County

2+25

PUBLIC MEETING NOTICE

A monthly meeting of the Yankton County Board of Adjustment will be held at 4:45 P.M., Tuesday, March 6, 2012 in the Yankton County Government Center, Commissioners Chambers, 321 West Third St., Yankton, South Dakota.

NOTICE OF PUBLIC HEARING

Notice is hereby given that a public hearing will be held before the Yankton County Board of Adjustment, Yankton County, South Dakota, Tuesday, March 6, 2012, at 4:45 P.M. at the Yankton County Government Center, Commissioners Chambers, 321 West Third St., Yankton, South Dakota.

Said hearing is to consider the following:
Applicant is requesting two Variance of Minimum Lot Requirement from twenty (20) acres to fourteen +/- (14.56) acres and from five hundred (500) feet to four hundred eighty +/- (480.87) feet and twenty (20) acres to sixteen +/- (16.09) acres for property in an Agricultural District (AG) in

NOTICE OF PUBLIC HEARING

Notice is hereby given that a public hearing will be held before the Yankton County Board of Adjustment, Yankton County, South Dakota, Tuesday, March 6, 2012, 4:55 P.M. at the Yankton County Government Center, Commissioners Chambers, 321 West Third St., Yankton, South Dakota.

Said hearing is to consider the following:
Applicant is requesting a Variance of Minimum Lot Requirement from twenty (20) acres to four +/- (4.77) acres for property in an Agricultural District (AG) in Yankton County. Said property is legally described as SE1/4, NE1/4, & Parcel starting at 3 rods 10' South of NE corner SW1/4, NE1/4, thence W 16 rods, 10' thence South to E & W _ section line, S29-T96N-R54W of Yankton County, hereinafter referred to as Turkey Valley Township, County of Yankton, State of South Dakota. The E911 address is TBA 448th Avenue, Irene, SD.

Plat consideration to follow:
Legally described as Tract 1, Brockmueller Addition, NW1/4, S29-T96N-R54W, County of Yankton, State of South Dakota.

NOTICE OF PUBLIC HEARING

Notice is hereby given that a public hearing will be held before the Yankton County Board of Adjustment, Yankton County, South Dakota, Tuesday, March 6, 2012, at 5:00 P.M. at the Yankton County Government Center, Commissioners Chambers, 321 West Third St., Yankton, South Dakota.

Said hearing is to consider the following:
Applicant is requesting a Conditional Use Permit to operate a campground in a Moderate Density Rural Residential District. Said property is legally described as E1/2, Lt 2, Shore Acres & W100', Blk 4 & W100' Blk 4A, Lt 3, Shore Acres & N208' exc W117.7', Blk 5, Govt Lt 3, Shore Acres & S101', W117.7', Blk 5, Govt Lt 3, Shore Acres & Blk 8 exc Parcels, Shore Acres, all in S27-T93N-R56W, County of Yankton, State of South Dakota. The E911 address is 110 Lloyd, Yankton, SD.

Patrick Garrity
Zoning Administrator
Yankton County

2+25 & 3+3+10

STATE OF SOUTH DAKOTA COUNTY OF YANKTON: SS

IN CIRCUIT COURT FIRST JUDICIAL CIRCUIT

IN THE MATTER OF THE ESTATE OF

GLADYS E. MERKWAN,
Deceased.

Pro. #12-9 NOTICE TO CREDITORS

Notice is given that on February 16, 2012, Michael R. Merkwan was appointed as Personal Representative of the Estate of Gladys E. Merkwan, Deceased.

Creditors of Decedent must file their claims within four (4) months after the date of the first publication of this Notice, or their claims may be barred.

Claims may be filed with the Personal Representative or may be filed with the Clerk and a copy of the claim mailed to the Personal Representative.

Dated this __16th__ day of February, 2012.

/s/Michael R. Merkwan
Michael R. Merkwan
406 Pine St.
Yankton, SD 57078
(605) 665-2708

Jody Johnson
Clerk of Courts
PO Box 155
Yankton, SD 57078

Robert W. Klimisch
GOETZ & KLIMISCH
311 West Third St.
PO Box 708
Yankton, SD 57078
605/665-9495

LAND AUCTION!
328± Acres • Clay County, South Dakota

Will be offered as two tracts and as a total unit

Thursday, March 1, at 10:00 AM
At the Wakonda Legion Hall, Wakonda, South Dakota

For Property Details, Contact:
Farmers National Company
Troy Sweet, Agent
Beresford, South Dakota
(605) 929-3039 or (605) 957-4229
TSweet@FarmersNational.com
L-1200144

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