

1650 Houses For Sale



4404 W 8th
Price Reduced \$199,000
 The best of Both worlds! Acreage, Completely upgraded spacious home. Close to the Lake and Town with a Huge (70X40) super insulated custom shop. Lisa, Anderson Realty (605)665-7407.



610 Sawgrass St.
\$145,000
 3-bedroom, 2.5 bath town-home. Energy efficient, low maintenance, 1800 sq.ft. of finished living space, 1-car garage. 605-661-9931. www.yankton.net/610sawgrass



615 Pine
 Two bedroom home for sale. Many recent updates. Near elementary school. Call (605)933-0174 to view.



Acreage for sale: 2900 plus square foot home built in 2004. 4-bedrooms, 2.75 baths, 3-car garage, some outbuildings, with 17 plus acres. 42262 307th St. Tabor \$264,900. Call Joe at America's Best Realty (605)661-7264.



For Sale By Owner: 4-bedroom, modular home. 3-acres. 3 miles from town. Pool table for sale. (605)364-7001/(605)661-5362 after 7pm.

New homes for sale: Unique no step entry system. 2-bedrooms, 2-baths on main. Main floor laundry, handicap accessible and quality built. Call Bill Bobzin Broker/Owner Century 21. (605)661-0148.

1655 Mobile Homes For Sale

For sale or rent: 3-bedroom, 1-bath, appliances included, large deck, tool shed. Deposit required. \$400/month or \$20,000. (605)661-0606.

Newer 3-bedroom on its own lot with double garage and storage shed. 803 Railroad Street Lesterville. \$35,900. Call Bill Bobzin Realtor, Century21 (605)661-0148.

1660 Acreage - Lots For Sale

Lot on Hillcrest Grand Ave. Easy access to Hillcrest Golf Course. Call (308)-340-0972 or (605)660-1266.

Numerous lots north of Hillcrest Golf Course-Ridgeway North development. Call Kirby Hofer (605)665-0524 or (605)660-1422.

1690 Commercial Real Estate



Office Space/Warehouse Space for Lease - Short Term/Long Term. Call (605)660-7016.

1700 Merchandise

Cub Cadet riding lawnmower 54" cut, 27 hp., used only 66 hours. 2005 Yamaha 1100 cc motorcycle, windshield, saddle bags, 5,460 miles, like new. (605)760-1632.

1705 Items \$100 or Less

12-Complete door knob sets, like new, gold finish, \$4/each. Call (402)388-2458 after 4pm.

3 in 1 oak high chair: Desk, rocking horse and high chair. Paid \$200 asking \$100. Call (605)261-4134.

3 oak bar stools. \$25 each. (605)664-3133.

5-drawer, oak, chest dresser. \$75. (605)387-5715

9'x12' medium blue area rug with beige border \$100. (605)665-7588.

1705 Items \$100 or Less

Blue medium size lift chair, some wear but in good working condition, \$75. Call (402)388-2481 or (402)388-4676.

Chevy chrome grill guard for sale. Fits 88-98 Chevy. Very good condition. \$100/OBO. (605)665-2286

Double bed with boxspring and mattress \$50. Dresser with mirror \$30. Small swivel rocker \$10. (605)665-5667.

Drape 36"Wx82"L \$10, bronze gold color. Traverse rod \$5, traverse rod for sliding door \$10. Ballet slippers, new girl's size 12-1/2 \$10. (605)260-0585.

Formica oval kitchen table with leaf, good condition, \$20. Call (605)668-9408.

New Gander Mountain Magnum gear bag. \$75 new. Selling for \$35. 100s of records. 78s, 33 1/3s, 45s, Dates to 1914. \$25 for all. (605)624-2985.

New Oyster deep fat fryer, never used, \$20. Nice white Samsung 1100-watt microwave, \$25. TV/microwave wheeled cart with cupboard at bottom \$15. (605)260-1530.

Oak dresser with mirror. \$75. (605)387-5715

Round to oval kitchen table, two leaves, and six rolling chairs \$30. VCR \$10, radar detector \$15. Call (605)660-1822.

Sears automatic wood burning circulator with blower. Works well. UL rated. 33" H x 32"W x 19"D. You pick up. \$100 Call (402)768-8877

Small college refrigerator, used one year \$45. Two aluminum folding camping cots \$25. Call (605)665-8149.

Warnock Hersey wood burner. UL rated. 27"W x 26"H x 20"D. You pick up. \$75 Call (402)768-8877

1775 Home Furnishings

3-piece bedroom set, cherry wood, excellent condition. Set includes a 9-drawer dresser with mirror, 12-drawer chest of drawers, 2-drawer side table. A brushed nickel, queen headboard/footboard, bed frame. Queen Beauty Rest mattress & boxsprings included. \$500/cash only. (605)664-3536.

Maple dining room set, very nice condition, hutch, buffet, table, 6-chairs, leafs. French Provincial, \$775. (605)661-6652.

1815 Miscellaneous

Asparagus now available! \$3.50/lb. Call Hebda Family Produce. (605)665-2806 or (605)661-1910 or email hebdafamily@msn.com

1820 Give Aways

To be given away: German shephard/shorthair hunting dog mixed puppies. Two brown, six black. Call John at (605)660-0947

1830 Rummage Sales

1801 Peninah St.
Friday, 5/20, 8am-?
Saturday, 5/21, 8am-?
 New and nearly new clothing, handmade crafts, sewing/crafting supplies, housewares, electronics, tools, furniture and more.

2808 W. 23rd St.
2-1/4 miles straight West of McDonalds
Thursday, 5/19, 3pm-8pm
Friday, 5/20, 3pm-8pm
Saturday, 5/21, 9am-12Noon
 Garage Sale- Multi-Family: Blankets, Little Tykes, dog kennel, bar stools. Housewares, Rainbow vacuum, mirror, kids stuff.

704 W 10th Street
Friday, 5/20, 5-8pm
Saturday, 5/21, 8am-2pm
 Childrens clothes, toys, books and a ton of miscellaneous.

813 Birch Road Apt. 3
Open House
Saturday, 5/14, 11am-2pm
Sunday, 5/15, 11am-4pm
Monday, 5/16, 11am-4pm
Saturday, 5/21, 11am-7pm
Sunday, 5/22, 11am-4pm
Monday, 5/23, 11am-4pm

Moving Sale: Everything must go! Great prices for new furniture, tables, bedroom furniture, TV, DVD's, home decor. Negotiating welcome. Call (605)359-9410 for directions to address. Leave message if necessary. Your call will be returned ASAP.

904 W. 11th St.
Saturday, 5/12, 7am-2pm
 Lots of sports equipment for baseball, football, bowling, youth life jackets, water skis. Bow Flex, Gazelle, patio furniture, Ludwig drum set. Clothes, cowboy boots, books, dorm refrigerator and microwave, twin bedroom set, bedding, Beanie Babies, GI Joes, miscellaneous.

Donald W. Steiner: 2801 Mulberry Street, Yankton, SD. #78.935.003.010
 Current value: NADO \$27,000 NAD10 \$264,400
 Assessor's Recommendation: **NADO No Change NAD10 - No Change**
 A motion was made by Moore and seconded by Sinclair to accept the Assessor's recommendation of **No Change** on the above referenced NADC and NADC2 properties. Voting Aye: All Nay: None Motion carried

Greg & Deb Enfield: 3215 Mulligan Drive, Yankton, SD. #78.245.010.070
 Current value: NADO \$21,700 NAD10 \$184,600
 Assessor's Recommendation: **NADO No Change**



2010 Legal and Public Notices

5+12+19+26

Invitation To Bid

Sealed bids will be received by the Department of Game, Fish and Parks Engineering Section located at the Foss Building, 523 East Capitol Ave, Pierre, South Dakota 57501-3182 until 3:00 PM CST on June 2, 2011 for labor and materials for Comfort Station Construction at Lake Vermillion Recreation Area, McCook County, South Dakota.

Copies of the Plans and Specifications are on file at, and may be requested from, the Department of Game, Fish and Parks Engineering Section; Foss Building; 523 East Capitol Avenue; Pierre, South Dakota 57501-3182. Plans requests can be directed to Misti Ramsar at (605) 773-6082. Plan-holder list and bid results are available on-line. All bidding/technical questions should be directed to William Meyers at (605) 773-5824.

Anyone requesting, reviewing, or copying plans and specifications for this project (such individual is hereinafter referred to as "bidder") agrees that they are doing so for the sole purpose of submitting a bid on the project. In consideration of the State of South Dakota providing such plans and specifications for the purpose of preparing a bid, bidder agrees that any copies of the plans and specifications obtained directly from the State will be returned to the State immediately after the State provides notice that bidder will not be awarded a contract, or thirty (30) days after the bid opening for the project, which ever occurs first.

Should bidder be awarded a contract for construction of the project, bidder does not need to return plans and specifications until after completion of the project.

The South Dakota Department of Game, Fish and Parks reserves the right to reject any or all bids and to waive any irregularities therein.

DEPARTMENT OF GAME, FISH AND PARKS
 ENGINEERING SECTION
 STEVE ELLINGSON
 Engineering Supervisor

5+19

Consolidated Board of Equalization April 19, 2011

The meeting of the Consolidated Board of Equalization was convened by County Commission Chair Bruce Jensen on April 19th, 2011. Roll Call was taken with the following members present: Nancy Wenande and Dave Carda, representatives of the City of Yankton, Verlin Ailts, Yankton Public School District representative and Donna Freng, Bruce Jensen, Mark Johnson, Garry Moore and Allen Sinclair, Board of County Commission. Paul Lowrie was absent.

The following appeals were acted upon:

Southeast Properties: 1101 Broadway, Yankton, SD. #78.090.003.030
 Current value: NADC \$75,700 NADC2 \$316,800 NADC2 \$1,771,400 NADC2 \$299,900
 Assessor's Recommendation: **NADC No Change NADC2 No Change NAD10 No Change**

A motion was made by Sinclair and seconded by Moore to accept the Assessor's recommendation of **No Change** on the above referenced NADC and NADC2 properties. Voting Aye: All Nay: None Motion carried

Linda Hipsher: 1806 Summit Street, Yankton, SD. #78.060.002.320
 Current value: NADO \$9,100 NAD10 \$100,300
 Assessor's Recommendation: **NADO No Change NAD10 No Change**

A motion was made by Moore to lower the value of the land to \$5,000

Wilson Trailer Company: P.O. Box 6300, Sioux City, IA. #78.020.001.090
 Current value: NADC \$61,600 NADC2 \$3,773,300
 Assessor's Recommendation: **NADC No Change NAD10 No Change**

A motion was made by Moore and seconded by Sinclair to accept the Assessor's recommendation of **No Change** on the above referenced NADC and NADC2 properties. Voting Aye: All Nay: None Motion carried

Donald W. Steiner: 2801 Mulberry Street, Yankton, SD. #78.935.003.010
 Current value: NADO \$27,000 NAD10 \$264,400
 Assessor's Recommendation: **NADO No Change NAD10 - No Change**

A motion was made by Johnson and seconded by Carda to uphold the Assessor's recommendation of **No Change** on the NADO and NAD10 property. Voting Aye: All Nay: None Motion carried

Greg & Deb Enfield: 3215 Mulligan Drive, Yankton, SD. #78.245.010.070
 Current value: NAD \$8,600 NAD1 \$49,200
 Assessor's Recommendation: **NAD No Change NAD1 \$25,500**
 A motion was made by Sinclair

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NAD10 No Change

A motion was made by Carda and seconded by Johnson to approve the Assessor's recommendation of **No Change** on the above referenced NADO and NAD10 properties. Voting Aye: All Nay: None Motion carried

First National Bank of SD: P.O. Box 670, Yankton, SD. #78.790.035.060
 Current value: NADC \$46,200 NADC2 \$27,700
 Assessor's Recommendation: **NADC No Change NAD10 No Change**

A motion was made by Moore and seconded by Freng to accept the Assessor's recommendation of **No Change** on the above referenced NADC and NADC2 properties. Voting Aye: All Nay: None Motion carried

First National Bank of SD: P.O. Box 670, Yankton, SD. #78.790.024.010
 Current value: NADC \$167,000 NADC2 \$2,609,400
 Assessor's Recommendation: **NADC No Change NAD10 No Change**

A motion was made by Johnson and seconded by Moore to accept the Assessor's recommendation of **No Change** on the above referenced NADC and NADC2 properties. Voting Aye: All Nay: None Motion carried

Duane & Kay Reaney: 302 E 25th Street, Yankton, SD. #78.816.001.020
 Current value: NAD \$14,000 NAD1 \$168,900
 Assessor's Recommendation: **NAD No Change NAD1 No Change**

A motion was made by Sinclair and seconded by Carda to approve the Assessor's recommendation of **No Change** on the above referenced NAD and NAD1 property. Voting Aye: Ailts, Carda, Freng, Moore, Sinclair, Jensen, Wenande Nay: Johnson Motion carried

James Valley Homeowner's Assoc: % Michael F. Marlow, Yankton, SD. #78.355.000.050
 Current value: NAD \$41,000
 Assessor's Recommendation: **NAD No Recommendation**

A motion was made by Johnson and seconded by Moore to lower the NAD value to \$100.00. Voting Aye: All Nay: None Motion carried

Chairman Jensen adjourned the Consolidated Board of Equalization.

Bruce Jensen, Chairman
 Consolidated Board of Equalization
 County Board of Equalization

ATTEST:
 Paula Jones, Auditor

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CONSOLIDATED BOARD OF EQUALIZATION

The meeting of the Consolidated Board of Equalization was convened by County Commission Chair Bruce Jensen on April 12th, 2011. Roll Call was taken with the following members present: Nancy Wenande, Dave Carda and Paul Lowrie representatives of the City of Yankton, Verlin Ailts, Yankton Public School District representative and Donna Freng, Bruce Jensen, Mark Johnson, Garry Moore and Allen Sinclair, Board of County Commission. Board members took the oath of office.

The following appeals were acted upon:

Dan & Tami Albrecht: 2705 Mulligan Drive, Yankton, SD. #78.245.006.100
 Current value: NADO \$39,200 NAD10 \$257,900
 Assessor's Recommendation: **NADO No Change NAD10 No Change**

A motion was made by Johnson and seconded by Moore to uphold the Assessor's recommendation of **No Change** on the NADO property and to lower the value on the above referenced NAD10 property to \$226,900. Voting Aye: All Nay: None Motion carried

Todd E & Jane R Rodig: 2709 Mulligan Drive, Yankton, SD. #78.245.006.120
 Current value: NADO \$40,500 NAD10 \$231,900
 Assessor's Recommendation: **NADO No Change NAD10 \$214,200**

A motion was made by Johnson and seconded by Carda to uphold the Assessor's recommendation of **No Change** on the NADO property and lowering the value on the above referenced NAD10 property to \$214,200. Voting Aye: All Nay: None Motion carried

William Stearns: 1404 Maple Street, Yankton, SD. #78.060.002.420
 Current value: NAD \$13,300 NAD1 \$16,000
 Assessor's Recommendation: **NAD No Change NAD1 No Value - Structure Removed**

A motion was made by Lowrie and seconded by Carda to uphold the Assessor's recommendation of **No Value** on the NAD1 property. Voting Aye: All Nay: None Motion carried

Kevin Koenig: PO Box 392, Yankton, SD. #78.110.045.070
 Current value: NAD \$8,600 NAD1 \$49,200
 Assessor's Recommendation: **NAD No Change NAD1 \$25,500**
 A motion was made by Sinclair

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and seconded by Johnson to approve the Assessor's recommendation of **No Change** on the above referenced NAD property and **\$25,500** on the NAD1 property. Voting Aye: All Nay: None Motion carried

LeaAnn Schramm: 518 Linn Street, Yankton, SD. #78.110.047.010
 Current value: NADO \$8,600 NAD10 \$105,700
 Assessor's Recommendation: **NADO No Change NAD10 \$89,100**

A motion was made by Johnson and seconded by Carda to approve the Assessor's recommendation of **No Change** on the above referenced NADO property and **\$89,100** on the NAD10 property. Voting Aye: All Nay: None Motion carried

Douglas J & Sarah Blackwell: 612 Locust Street, Yankton, SD. #78.110.061.040
 Current value: NADO \$10,700 NAD10 \$152,700
 Assessor's Recommendation: **NADO No Change NAD10 \$123,300**

A motion was made by Freng and seconded by Lowrie to approve the Assessor's recommendation of **No Change** on the above referenced NADO property and lowering the value on the NAD10 property to **\$123,300**. Voting Aye: All Nay: None Motion carried

Michael F. Groetken: 701 Locust Street, Yankton, SD. #78.110.069.110
 Current value: NADO \$17,200 NAD10 \$114,900
 Assessor's Recommendation: **NADO No Change NAD10 \$100,900**

A motion was made by Carda and seconded by Sinclair to approve the Assessor's recommendation of **No Change** on the above referenced NADO property and lowering the value on the NAD10 property to **\$100,900**. Voting Aye: All Nay: None Motion carried

Dani Ninke: 1102 Spruce Street, Yankton, SD. #78.120.006.110
 Current value: NADO \$28,000 NAD10 \$209,100
 Assessor's Recommendation: **NADO No Change NAD10 No \$183,000**

A motion was made by Johnson and seconded by Freng to approve the Assessor's recommendation of **No Change** on the above referenced NADO property and lowering the value on the NAD10 property to **\$183,000**. Voting Aye: All Nay: None Motion carried

Daniel L. Fox: 1022 E 12th Street (subject property), Yankton, SD. #78.180.004.240
 Current value: NAD \$9,000 NAD1 \$36,600
 Assessor's Recommendation: **NAD No Change NAD1 No Change**

A motion was made by Johnson and seconded by Freng to approve the Assessor's recommendation of **No Change** on the above referenced NADO property and lowering the value on the NAD1 property to **\$34,400**. Voting Aye: All Nay: None Motion carried

Dan & Tami Albrecht: 2705 Mulligan Drive, Yankton, SD. #78.245.006.100
 Current value: NADO \$39,200 NAD10 \$257,900
 Assessor's Recommendation: **NADO No Change NAD10 No Change**

A motion was made by Johnson and seconded by Moore to uphold the Assessor's recommendation of **No Change** on the NADO property and to lower the value on the above referenced NAD10 property to \$226,900. Voting Aye: All Nay: None Motion carried

Todd E & Jane R Rodig: 2709 Mulligan Drive, Yankton, SD. #78.245.006.120
 Current value: NADO \$40,500 NAD10 \$231,900
 Assessor's Recommendation: **NADO No Change NAD10 \$214,200**

A motion was made by Johnson and seconded by Carda to uphold the Assessor's recommendation of **No Change** on the NADO property and lowering the value on the above referenced NAD10 property to \$214,200. Voting Aye: All Nay: None Motion carried

Rodney J & Maria E Kolker: 2504 Abbott Drive, Yankton, SD. #78.245.011.250
 Current value: NADO \$15,600 NAD10 \$162,700
 Assessor's Recommendation: **NADO No Change NAD10 \$145,600**

A motion was made by Freng and seconded by Lowrie to uphold the Assessor's recommendation of **No Change** on the NADO property to approve lowering the value on the above referenced NAD10 property to **\$145,600**. Voting Aye: All Nay: None Motion carried

John & Linda Lichter: 301 Spruce Street, Yankton, SD. #78.395.001.020
 Current value: NADO \$45,000

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5+12+19

STATE OF SOUTH DAKOTA IN CIRCUIT COURT
 COUNTY OF YANKTON FIRST JUDICIAL CIRCUIT

CitiMortgage, Inc. successor in interest to Principal Residential Mortgage, Inc.,

Plaintiff,

vs,

Civil No. 10-844

NOTICE OF REAL ESTATE SALE

Christopher L. Smith a/k/a Christopher Lynn Smith a/k/a Chris Smith a/k/a Chris C. Smith a/k/a Christopher Smith; Connie Louise Smith a/k/a Connie Smith a/k/a Connie L. Smith; Pfeifer Implement Co.; TMA; Lary Clark, DBA Clark's Rental; State of South Dakota; Credit Collection Service Inc.; Larry's Heating and Cooling; Arrow Financial LLC - TRAK America (Arrow); AAA Collections, Inc.; United States of America acting by and through the Internal Revenue Service; Yankton County; and any person in possession,

Defendants.

Judgment in the amount of \$51,011.78 having been entered in favor of plaintiff and against defendants, which Judgment was filed with the Clerk of Courts of Yankton County, South Dakota, on April 11, 2011, for the foreclosure of a real estate mortgage.

Notice is hereby given pursuant to said Judgment that the real property described in the Mortgage dated December 30, 1999, which Christopher L. Smith and Connie Smith, Mortgages, executed and delivered to First National Bank South Dakota, Mortgagee:

LOT TEN (10), BLOCK TWO (2), KOZAK'S REPLAT OF BLOCK TEN (10), WEST YANKTON, YANKTON COUNTY, SOUTH DAKOTA.

and recorded in the office of the Register of Deeds of Yankton County, South Dakota, on the 6th of January 2000 in Book 410, Page 324. Said Mortgage was assigned to Principal Residential Mortgage, Inc., by Assignment of Mortgage recorded January 6, 2000, in Book 410, Page 325, in order to realize the amount of \$50,300.00, as of December 30, 1999, plus interest accruing thereafter on said amount at the rate of 8.000% per year together with the costs and expenses of sale, will be sold subject to redemption as provided by law as one parcel of land at public auction, subject to the lien for unpaid real estate taxes and assessments of Yankton County, South Dakota, and easements and restrictions of record, to the highest bidder for cash under the direction of the Sheriff of Yankton County, South Dakota, at the front door of the Yankton County Courts and Safety Center, in Yankton, South