## PRESS&DAKOTAN SIFE CONTROLL ASSIFIED WWW.yankton.net/classifieds www.yankton.net/classifieds

to place an ad call 605-665-7811

fax 605-665-0288

toll free 800-743-2968

email classifieds@vankton.net

1000

**Auctions** 

Read & Recycle! 1101

#### 196-ACRES WALSHTOWN TWP. YANKTON COUNTY LAND OFFERRED IN TWO TRACTS WITH 1950 RANCH STYLE 3-BEDROOM HOME AT AUCTION

Our family has decided to offer the following land for sale at public auction located at 30014 445th Ave. Volin, SD or from Mayfield Store, 3-miles south, 1-mile east, south side of the road or from WNAX towers on 444th Ave, (NE of Yankton) go 9-miles north turn 1-mile east on 300th St. & 1/8 South on:

#### MONDAY, DECEMBER 17, 2012 **10:30 A.M. SALE TIME**

It is our privilege to offer this outstanding, high quality Yankton County land that offers powerful soils, executive style home with great eye appeal, mature trees with park-like setting, set-up for horses or livestock, just minutes from Yankton, and is all located in the tightly held Walshtown Twp. and the first time placed for sale to the public since homesteaded.

#### TRACT ONE: 157-ACRES

Legal: The NW 1/4 of Section 24, 95-55 Yankton County, South Dakota. Commonly known as 30014 445th Ave. Volin,

- \* 1950 Ranch Style Home, 1456 sq ft living area, full dry basement, updated steel Siding, updated shingles, 1 1/2 baths on main floor, clean and move in ready
- \* Room sizes and additional info found in buyers packet. Home sold AS IS.
- \* Outbuildings include 26 X 40 detached 3-stall garage, newer steel roof; 20 X 60 hog barn, 12 X 20 brooder house, 36 X 32 barn with 36 X 50 attached pole cattle shed;
- \* B-Y rural water, plus a well. 18.16 acres of building site, pasture and outstanding trees. Several water hydrants and cement feeding floors.
- \* FSA reports 140.42 acres tillable, at present 115.4 is being
- 18.16 acres in pasture, building site &å trees, balance in low ground and RROW.
- \* Soil production rating of 75, predominant soil Clarno-Crossplain-Tetonka (82)
- \* Base & yield info, wetland maps found in buyers packet \* Annual Real Estate Taxes \$2,162.62.
- \* Sold subject to 2013 crop lease. New buyer to receive \$23,080.00 or \$200/acre on 115.4-acres. New buyer to receive full possession of building site at closing.

#### TRACT TWO: 39-ACRES

**Legal:** NE 1/4 of the NW 1/4 of Section 23, 95-55 Yankton County, SD

**Location:** From Tract One located 1/2 mile to the west south

- side of the road \* 39 acres tillable balance in RROW.
- \* Soil production rating of 80.2. Predominant soil Clarnoloam (82) rating \* Planted to soybeans in 2012, level, high producing tract of
- land. Great eye appeal. \* Annual Taxes \$567.12. Sold subject to 2013 crop lease \* New buyer to receive \$7,800.00 or \$200/acre rent for 2013

TO INSPECT THE HOME: Contact Sharon Barkl at 605-364-7440 or 605-660-6268 or the auctioneers at 800-251-3111 to set-up a showing. Buyers may inspect farmland at your convenience or visit www.wiemanauction.com for a buyers packet or contact auctioneers and a packet can be mailed out.

**TERMS:** Cash sale with 15% (non-refundable) down payment auction day with the balance on or before December 28, 2012. Warranty Deed/Personal Representative's Deed will be given with the cost of title insurance split 50-50 between buyer & seller. Sellers to pay the 2012 taxes in full. Sold subject to the 2013 crop lease, all easements, restrictions, and owners approval. Tracts will be sold independently and not tied together. Come prepared to buy!!

#### HEIRS OF CLIFFORD & IRENE CURRIER **OWNERS**

Wieman Land & Auction Co. Inc. Marion, SD 800-251-3111 Gary & Rich Wieman Brokers

Dale Strasser Closing Attorney 605-925-7745

## www.yankton.net

#### **CHIEF OPERATIONS OFFICER**

The Chief Operations Officer will be responsible for the daily oversight of facilities operations, custodial services, buildings and grounds maintenance, the campus motor pool, auxiliary services, and events management. As a member of the President's Cabinet, the Chief Operations Officer is expected to maintain an up to date operational plan that informs the institutional planning and budget process.

This position requires a Bachelor's degree with at least three years of supervisory and management experience, prior experience involving facilities management including budgetary responsibility, and excellent organizational, communication and interpersonal skills.

Please submit a cover letter, resume, and list of five references to:

Julie Dather, HR Specialist, Mount Marty College 1105 West 8th Street, Yankton, SD 57078 or email jdather@mtmc.edu.



MMC is an EEO Employer

Announcements -**Events** 

**Gurney Landing Holiday Fair and** Parade of Lights 2pm-8pm

Saturday, December 1st arade starts at 6:00pm. For parade or vendor booth regisration contact Alison 605)260-6870 or questmarc3@mail.com



Marcotte Taxidermy Award winning Lifelike Taxidermy! Quick turn around on your mounts. Sam Marcotte

1200

Cars Buying junk cars, pickups, vans, running or not. Call McI ean Auto Salvage. (402)360-0756.

Other Employment

## Sunset Manor

Sunset Manor Avera is now accepting applications for the excellent team of caring professionals:

#### RN/LPN

Full time day position available.

and full or part time day positions ávailable

#### Cook

For application materials contact the Personnel Office at Sunset Manor, Irene, S.D.

#### 1335 Other Employment **Fabricators & Welders**

We are looking for a fabrication shop lead person. Saw, Press Brake, and Sheer Opdays/nights/weekends. Must be able to manage 2 or more employees. Also looking for experienced/dependable welders. Wages based on experience. Top wages to top qualifiers. Forever Feeders South of Yankton, (605)461-3317.

Wanted: Head of House Manager for new restaurant at the Landing. Contact Scott at (605)664-2779

#### 1340

**Part-Time** 

Now Hiring: Cooks, part-time nights and weekends. Apply online at jobs.pizzahut.com.

Part-time office cleaner, nights, approximately 10 hrs. week Monday-Friday. Call (605)665-7080 or apply at Servicemaster, 2008 Locust, Yankton, SD 57078.

#### 1435 Carpentry

Full-time Carpenter Available. No job too small! Free estimates. Lots of experience. Call Bob Edwards at (605)665-8651.

For All of Your Carpentry Needs: Custom Built Win dows, Siding, Garages, Additions, Patios and More. Call Andersh Carpentry at (605)661-1190.

Gene's Carpenter Service. Additions. 3-season rooms. basement/remodeling, doors/windows, garages, kitchen-baths, siding, total carpentry work. (605)660-4663.

#### 1450 Cleaning

Diana's Helping Hand House Cleaning, Meals, Laundry, Errands. Diana Siekmeier (605)553-4838 Yankton, SD.

Mothers N Need Cleaning References available, call or text (605)421-0206. mothersnneed@yahoo.com.

#### 1455

Ace Cell Phone & Tablet Repair, We buy/sell/trade used cell phones. Kopetsky's Ace Downtown, (605)665-2813.

IPAD 2, Wi-Fi, 16G Black, with Bluetooth Keyboard, \$400. (402)357-3321.

**Call Classifieds** 665-7811



full-time electrician. Experience preferred. Competitive wages DOE.

Ryan & Michelle List 605-668-9430



Is now hiring sales people, collectors and delivery drivers.

Great pay, benefits, health insurance, simple IRA and paid vacations. Please submit resume to jerryaarons@yahoo.com

call 605-760-5282.

#### 1490 Lawn -Landscaping

Klein's Tree Service

1601 Eastside Dr. Tree removal, tree trimming **Stump Grinding** (605)665-0119/ (605)660-0028.

NatureScaping LLC. Landscape Design & Installation. Now booking 2013 season.

www.naturescapingdesigns.com (605)661-1205

Snowthrower Tune-Up special \$39.99. Includes: oil change, spark plug, cleaning, skid/scrape adjustments. Ko-Ace Broadway, petsky's 605-260-2813.

Toben Tree Service: Trimming, tree stump removal, landscaping, pasture clearing, Cedar tree removal. Firewood/camping packages available. Fully Insured. Commercial/Residential (605)660-4640.

#### 1500 Moving - Storage

A-1 Self-Storage 10x15, 10x10 units available, 24 hour easy access, behind Classic Car Wash (605)665-1828.

Huber Storage units. Concrete driveways, security lighting, 24 hour access. Special: month (605)665-2286.

#### 1505 **Painting**

**Superior Painting** Interior painting. Free estimates. (605)661-0972.

1530 Roofing - Siding

Corby Johnson Roofing & Construction. Free Estimates, work guaranteed, insured. Also, specializing in Seamless Gutters (605)661-8097

Johnson Seamless Gutter Free Estimates, work quaranteed. insured (605)661-8097.

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

Dogs - Puppies 1555

APR Red Lab Puppy for Sale. Born September 29th, has 6 week shots & dewormed. (605)661-1205.



Purebred Maltese - A gift to Male Pups: (605)665-5679 Email: homespuntails@vyn.midco.net

1560 Cats - Kittens

Giveaway: One seven month old spayed, litter box trained tiger striped female. Four three month old kittens, two male orange, one female black, one female black (605)668-9108.

#### 1605 **Apartments For**

1 Bedroom, garage, coin operated laundry. 510 E 10th. \$550/month. (605)660-0305.

**Call Classifieds** 665-7811

ton on Hwy 81. (605)661-3999.

north of \$300/month.

#### Park 50 & River Heights Apartments

- 1, 2, 3 BR Units
- Heat/Cable Paid
- Super Location
- On Site Manager

For your private showing – 665-1243

#### **GREAT PAY, BENEFITS &** ADVANCEMENT OPPORTUNITY.

#### INDUSTRY LEADER WITH IMMEDIATE OPENINGS

**STARTING** at S11.60 including incentives

**INCENTIVES & BENEFITS** 

- Medical Insurance **Dental Insurance**
- Life Insurance
- Vision 401K
- Paid Vacation Paid Holiday **Annual Bonus**

American Foods Group, LLC is an industry leader who strives to provide it's customers and partners with wholesome, safe food. We believe in caring for and helping our employees succeed. This philosophy has made AFG a great place to work and a trusted partner for years.

**Human Resources** 

1000 Cattle Drive Yankton, SD 57078 1605 **Apartments For** Rent

## APARTMENTS AVAILABLE

#### **Estes Apts.** 1 and 2 Bedrooms in Yankton

On-site laundry facility and appliances furnished. \*Some rental assistance available. PRO/Rental Management 1-800-244-2826 After 6pm call 605-665-3664 www.prorentalmanagement.com

1-bedroom, basement apartment on Broadway. pets/smoking, \$400/month. Heat, lights, water, sewer included. (605)660-8625.

www.freerentersguide.com

1 & 2 Bedroom, Orchard Square, 418 W. 15th. Can be rented with subsidized rent or \$440 or \$490 including utilities. (605)665-6135 or Skogen Company (605)263-3941.

2-Bedroom, main floor laundry hook-ups, newly remodeled, \$650/month. Cash deposit required, no pets/smokutilities paid. (605)660-3977.

3 bedroom townhome, \$800 a month plus utilities, garage and washer and dryer in-Call Amanda cluded. (605)661-6169.

Boardwalk Apartments: Available soon: 2-Bedroom and 1-Bedroom with garages, furnished/unfurnished, month-to-month or lease. Access to hot tub and workout center. No smoking/pets. (605)665-9939 (605)661-0517.

ment, upstairs of historic Located downtown, \$375/month. Plus electricity, no pets/smoking. Call Bob Luken at (605)661-2867 or (605)260-1327. Deluxe 2-bedroom apart-

ments with free Internet,

water/garbage. Up and down-

Clean quiet 1-bedroom apart-

stairs available. Beautiful Area. (605)661-3999. Fox Run Apartments Exceptional main-level (no-step) apartment, dishwasher, microwave, stove and fridge in-

Call

(605)660-2992 Knox En-

cluded.

terpises LLC

Mikala Suites. 3-bedroom, 2-bath, you pay electric. No pets. \$550. Call Tom Goddard (605)660-1209, America's Best

Nice. large, 2-bedroom. 2-bath, with garage, 509 Douglas. \$625 with lease, and gas/electric. No smoking/pets. (605)665-5686 (605)661-9727.

Webster Apartments 2-bedroom, nice, clean, quiet. Heat, water, sewer, garbage included. Washer and dryer on No pets/smoking. Lease/deposit/references. \$595/month. 605-660-2740/ 605-661-7035/

(605)760-2339/(605)660-2147.

#### **Houses For Rent** 1 1/2 story home, 5 miles southeast of Volin, 1-bedroom

main floor, newly remodeled with detachable 2-car garage. \$400 plus deposit, references required, (605)661-0508.

2-bedroom, full basement house, 3 1/2 miles North Yank-

3 bedroom house, 2 miles Fordvce. (402)841-6040

### Off Street Parking

- Laundry

vard, (605)660-3128.

Sorry - No Pets 

#### 1625 **Mobile Homes For**

Nice, 3-bedroom house, 2 car

attached garage, open living

room, kitchen design, fenced

Very nice/clean, 3-bedroom 2-bath, in Country Acres Mo-Home Water/Sewer/Garbage paid, Lease/Deposit/References, No Pets/Smoking, \$580 month includes lot rent. May consider contract (605)660-2740.

**Call Classifieds** 

1640 **Acreage - Lots For** 

Acreage wanted by couple to rent or contract for deed. In the Centerville, Beresford, Viborg, Lennox, or Sioux Falls area. Contact Darla or Darin at (605)237-4955 (605)237-0495.

1650 **Houses For Sale** 



100 Tootys

\$149,900 Great remodeled newer home on 1/2 acre. 3-bedroom, 2-bath, attached 2-car garage, huge deck! Ginny, Anderson Realty, LLC (605)661-6031.



#### 106 Grove \$122,500

Open floor plan, great for entertaining. 3-bedrooms possible 4th. Above grade lower level family room, fenced yard, energy efficient heat pump. (605)660-3128

yankton.net/106grove

108 Curlie \* \$137,000 3-bedroom, 2-bath, beautiful kitchen. Large family room, 2-stall garage, natural gas. (605)661-9078.



1107 Redmond • \$129,000

3-bedroom, 2-baths, beautifully remodeled home, 3-season room, large garage. Kelly, America's Best (605)260-1600.



1302 W. 17th

Summit Heights home with many upgrades including crown molding, tray ceilings, granite countertops, stainless steel appliances and more. \$330,000. Rob (605)661-1591



204 Brown St., Gayville Reduced • \$136,000

4-Bedroom 2-full bath. Home Warranty (605)660-7537 www.yankton.net/204brown/



2705 Mulligan Drive

\$290,000 2-Story home: 4-bedrooms, 3.5 baths, 3-car garage. Located on the 10th fairway of Fox Run Golf Course. 605-661-9099 yankton.net/2705mulli-



303 Locust Street \$99,500

Home with lots of charm and character with many updates. Three bedroom plus den, 1-1/2 bath, single attached garage, www.yankton.net/303locust (605)-929-6085.



Wonderful charming country home on 8+ acres just minutes from Yankton. Lovingly restored 4+bedroom, 2-bath, hardwood floors, outbuildings, Call Ginny, Anderson Realty, LLC (605)661-6031.

(605)857-0352.

## **Avera**器

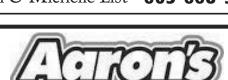
following positions to join our

**C.N.A.** Full or part time night

Part time day position available.

Computer -Internet

# at (605) 263-3318.



# Cimpl's LLC is looking for people to work in our Slaughter and

**Cimpl Meats** AMERICAN **FOODS GROUP** an equal opportunity employer

Fabrication Departments. Hours vary based on production needs.

Overtime required. Qualified applicants have the potential to earn

\$11.60 per hour immediately with a rate increase to \$12.45 (after 3

months).Qualify for a skilled job and receive top pay without a waiting

## 665-7811