

Classifieds

Bear Real Estate Services
 406 N. Key Ave., Lampasas • 512-556-9321
 www.BearRealEstateServices.com

Looking for a home under \$80,000 we have 5 of them!
***1ST TIME HOME BUYERS: Let us tell you how you can get up to an \$8,000 TAX CREDIT.**
If we don't have what you are looking for, We CAN Find It!

ADVERTISING DEADLINES & RATES

Tuesday Edition: Thursday, 5 p.m.
Friday Edition: Tuesday, 5 p.m.

Payment for all advertising must be received before the deadline, unless customer has an account with this newspaper or pays with Visa or MasterCard. Please check your ad when it appears and notify the newspaper at once if there is an error. This newspaper is responsible for only ONE incorrect insertion.

ONE INSERTION
 (Tues. or Fri. only)
 60¢ per word, with a minimum charge of fifteen words (\$9.00).

WEEK INSERTION
 (Tues. & Fri.)
 76¢ per word, with a minimum charge of fifteen words (11.40).

(512)556-6262 Fax: (512)556-3278
416 S. Live Oak, downtown Lampasas

100 Announcements

SUMMER RIDING CAMP @ Divided By 3 West Ranch. Registration Open. Call 254-290-7448.

THE PRINT SHOP

We can handle many of your printing needs. Free estimates and no set-up fee for the jobs we print. Our printer, Skip Jones, has more than 40 years' in printing and design.
509 S. Live Oak, 556-2520, Tuesday-Friday, 8 a.m.-5 p.m.
 Looking for a Science of Mind study group in the Lampasas area. Call 512-734-2526.

115 Garage Sales

Saturday-Sunday, 8-Noon, Lometa— 304 E. Walnut. Men's/Women's Clothing, Bar w/Stools, Computer Desk, Household, & Misc.
 Saturday, July 4th, 1817 N. Hwy. 281 next to Farm Bureau. Lots of everything!

130 Real Estate Sales

House For Sale: 1309 W. Ave. C. 2 BR, 1 bath, brick, fixer-upper. \$45,000. 281-830-3485.

APPROX. 5 ACRES
 West End Of Sixth.
 All City Utilities.
\$89,000 • 556-8546

FOR SALE BY OWNER: Lovely 3/2, recently remodeled home with many extras. Tennis court, sprinkler system, mature trees, 3/4 acre, quiet neighborhood. See to believe. Call for appointment, 512-556-2744. #6 Dana Drive. \$165,000.

FOR SALE OR LEASE: Lometa, 3/2 Craftsman. Completely remodeled, LIKE NEW! 512-752-8211.

HERBST REAL ESTATE SERVICES, INC.
 16648 N. US Hwy. 281, Lampasas
512-786-3401 voice
512-768-3425 fax

• **261.69 acres on Sims Creek**, you will not find a prettier place or more wildlife. \$4,800 per acre. Great Big country home located down a tree-lined driveway. 3,082 SF of living area, plus an attached historic stone home. 12.54 acres fenced and cross-fenced. Too many features to list. **\$295,000. Call Dennis Herbst - Broker 556-7957**

130 Real Estate Sales

JACKIE WILLIAMS REAL ESTATE
 • Farms • Ranches • Residential
Hwy 183, Lometa, TX (512)752-3259

RESIDENTIAL
***NEW LISTING: 166 acres** with beautiful brick, 2BR, 2 bath, all electric home. Two walk-in closets in master bedroom, walk-in closet in second bedroom. Spacious living room, spacious kitchen with dishwasher, refrigerator, range included, dining area, large utility room with storage room and large walk-in closet. Washer and dryer included. Screened-in back porch, brick workshop/storage building in backyard. Good well and septic system, large oak, fruit and pecan trees, landscaped yard, good fences around property. A dream to walk into! **Priced to sell at \$99,000.**
***GREAT LOCATION: 9.65 Acres** in Lampasas, with 3/2 1600 sq.ft. rock home city water and well. Fruit and pecan trees. Breath taking views. **Call for appointment.**
***106 S. 5th, 3/2 home w/2 double carports, large den, dining, kitchen, large corner lot. \$60,000.**
Check our website www.jwre.net for pictures and information about listings.

135 Real Estate Rentals

A small 2/2Bdrm house. Appliances, w/d hook-up. \$600 mo; +\$500 deposit. 556-3355.

155 Automotive

2002 Dodge Ram Quad Cab. 18,000+ miles, excellent condition. \$10,000. 512-556-6434, leave message.

185 Livestock

BEEFMASTER BULLS
 Registered Quarter Horses
 512-752-3379

200 Farm & Ranch Services

Custom Hay Baling. Square, Round, and Net Wrapped. Call Rick Dennis, 512-556-3100.

210 Miscellaneous Sales

FREE PALLETS
 You load. Come by The Print Shop, 509 S. Live Oak, in the back.

SELF-INKING STAMPS
 Address Stamps, Deposit Stamps, Signature Stamps & More! Call Shirley for more information, 512-556-6262 Ext. 1.

220 Business Services

HEAVY EQUIPMENT REPAIR
 Specializing in Construction & Farm Equipment. Repairs Done On-site. Steve Nuckles, 512-608-8053.

****HALL CONSTRUCTION****
 Ranch Road Work
 Brush Clearing
 Fence Line Clearing
 Tanks & Pads
512-556-1059 (Cell)
254-471-5688

PROFESSIONAL PRINTING to serve your business and personal needs. Business cards, business forms, letterhead, envelopes, personal notes, informals, etc... Come by today for a free estimate. **The Print Shop, Skip Jones, Printer. More than 40 years' experience in printing and design. 509 S. Live Oak, 556-2520. Tuesday-Friday, 8-5.**

220 Business Services

RITE WAY FOUNDATION REPAIR
 42 Years of business! Senior Citizen Discounts. FREE Estimates. Lifetime Guarantee on Work. 512-259-2363 or 512-565-3461.

DOZER WORK
 Brush Clearing, Fence Line, Tanks, Pads. Dependable; Experienced. JUDD, 254-865-2872; 254-688-0210.

220 Business Services

JONES BULLDOZER SERVICE INC.
 SERVING CENTRAL TEXAS 30 YEARS
 LAND CLEARING & PONDS
 OWNER OPERATED
 CERTIFIED
 Office: 512-556-6717
 Troy Sr. - Cell: 512-556-1976
 Troy Jr. - 512-525-6576

MOSSY OAK PROPERTIES OF TEXAS
 - LAMPASAS/BUMPUS REAL ESTATE

Rex Bumpus • (512) 734-1204
 rexbumpus@mossyoakproperties.com

Ron Bumpus • (512) 734-2694
 ronbumpus@mossyoakproperties.com

"Local, State, and National Exposure!"

ACREAGE:
 30 acres, 9 miles south, trees, views, stock tank, wildlife. Owner Finance...\$7,200-8,500/acre
 60 acres CR 1255 & 1281, improved grasses, stock tank, lots of wildlife.....\$315,000

HOME w/ACREAGE:
 7165 E. Hwy. 190.....SOLD.....\$75,000
 170 CR 4128, 4/3 MH, 2088 sq. ft., 2.11 acres, views.....\$119,000
 Hwy. 183 Home w/10 acres.....SOLD.....\$125,000
 8041 S. Hwy. 183, 3/2.75 home, 1946 sq. ft., 6 acres, pool, 30 mile views.....\$274,500
 175 Wagon Trail, 3/2.25 home, 1960 sq. ft., 9.36 acres on Mesquite Creek.....\$295,000
 5415 W FM 580, Beautiful 3 BR, 2 BA custom rock house w/2171 sq. ft. on Donaldson Creek. 2 CH/A units, fence, large shop, FP, close to town on 21.5 ac.....\$375,000
 388 CR 3500.....UNDER CONTRACT.....\$469,900
 11045 W FM 580 260 acres with 2340 sq. ft. custom home. Huge Hill Country Views, large shop, dense tree cover, 2 stock tanks, lots of wildlife.....\$1,250,000
 375 Acres 3,722 sq. ft. custom rock home, 1,588 sq. ft. brick home, numerous pens and outbuildings, 3 wells, 5 stock tanks, improved grasses, good trees. Abundance of deer and turkey. Frontage on 3 county roads. Gentleman's Ranch. Will Divide.....\$1,942,200

HOME:
 214 S. Rice updated 3/1 home, sprinkler, CH/A, carport, fence.....\$79,500
 1309 W. 1st, 3/2 home, 1293 sq. ft., large lot, fence, sprinkler system, outbuilding.....\$99,900
 401 N. Walnut, 3/2 home, 1923 sq. ft., hardwood floors, fence.....\$139,900
 905 Old Georgetown Rd. NEW 4/2/2 brick home w/stained concrete floors on .5 of an acre.....\$145,000

Call or visit us online today: 512-556-6600 • www.moptex.com
 www.mossyoakproperties.com • www.bumpusrealstate.com
 Mossy Oak Properties of Texas
 Each Mossy Oak Properties office is independently owned and operated.

Want To Be Seen?



ADVERTISE IN THE CLASSIFIEDS
CALL 556-6262

MIKE BACON RANCH SALES
 512-259-9800
 baconranchsales@peoplepc.com

- **224 ac - on Hwy. 183.** Only few minutes from town at Watson. High-fenced, exotics, ponds, N Rocky Creek, big views. Nice 2-2 ranch house. **\$1,650,000**
- **100 ac - Lometa.** Hwy. frontage, great views, good tree cover, pond, beautiful 4-3 home. **\$700,000**
- **818 ac - Hwy. 183.** Rolling top, scenic vistas, Mesquite Creek w/dam, good tree cover, neat 4-2 weekend. **\$3,149,300**
- **1,581 ac - 20 min** to Lampasas and less than hour to Austin. 1 mile Lampasas River, high-fenced, game managed, creek, ponds, magnificent views, Indian mounds, 4-3 stone home, 4-2.5 log home. Can divide in 2 tracts. **\$6,720,000**
- **2,004 ac - Gatesville.** Leopen River, outstanding views, creek, ponds, huge trees, 3-2 home. **\$8,517,000 • UNDER CONTRACT**

Texas Real Estate Sales
 View Our Listings & MLS Listings In Full Color At:
www.texasrealestatesales.net • 512-556-9090

HH Harold Harton Real Estate Broker
 107 S. Key Ave. • P.O. Box 999 • Lampasas, TX 76550
 Office: 512-556-6505 • Home: 556-2003 • Fax: 556-8555 • hharton@sbcglobal.net

View listings at www.haroldhartonrealestate.com

SPECIAL FEATURE HOMES - July 3, 2009

- *NEW LISTING: 3 BR, 2 BA, double wide on 4.5 acres, CH/A, pole barn, oat patch, near town. **\$74,500**
- *NEW LISTING: 3 BR, 2 BA, brick home, 2 car enclosed garage, corner lot, privacy fence, just outside city limits. **\$162,500**
- *5,000 SF Retail Building, corner lot at 5th & Key Ave. **\$270,000**
- *Very Nice Brick 3 BR, 2 1/2 BA home, oversized double garage, large lot w/oak trees in west Lampasas. **\$139,500**
- *Great homesite on 2+/- acres in Lampasas oaks CR 4126. **\$22,000**
- *Very Neat, one owner, 2004 doublewide, 1859+/- sq. ft., 3 BR, 2 BA, 2 living, on 2.2 acres in Lampasas Oaks. **\$110,000**
- *Must See! 3 BR, 2 BA home on just under 1 acre in west Lampasas. 4th BR or office, open kitchen, brick, stained floors, double garage. **REDUCED TO \$162,000**
- *2 or 3 BR home, 1224 sq. ft. on tree shaded lot in Sun. Area condition. Single garage plus double carport, shop building 14X16, fenced yard. **\$75,000.**

LAND/RANCHES

- *7 ACRES on paved county road, electric & public water available near town. **\$31,500**
- *9+/- ACRES w/Cabin, storage building. Public water, septic system, paved county road near Lampasas. **\$78,500**
- *Oak Covered 640 Acre Ranch, good well. **ON CONTRACT** Excellent hunting, wet weather creek. **\$1,995/ACRE**
- *10+ ACRES, high elevation, beautiful views, paved road, water, electric, near Lampasas. **\$65,000**
- *2 Contiguous 12 Acre Tracks of land, water, each sold individually or together. **\$62,500 Each.**
- *Beautiful Wooded 20 Acres w/creek through the place, well, public water, electric, paved road. Near Kempner **\$130,000**

HHARTON@SBCGLOBAL.NET WE NEED YOUR LISTING! WE HAVE BUYERS FOR LAND AND HOMES!
Check out more real estate listings at www.lampasasdispatchrecord.com

RON KUKER, BROKER
 CELL: 512-556-7270

THE KUKER COMPANY 512-556-4600

We SELL Real Estate! Serving Lampasas County & Surrounding Hill Country!

Office: 512-556-4600
 611 Central Tx. Expressway (Hwy. 190E)
 Lampasas, Tx., 76550
 Fax: 512-556-4626
 E-mail: realestate@thekukercompany.com

Brigitte Thompson, Realtor® 254-338-8656
 Jannie Aguirre, Realtor® 512-525-9428
 Janet Holland, Realtor® 512-734-0057
 Don Kuker, Realtor® 512-556-9150

www.thekukercompany.com

RESIDENTIAL

505 S. SPRING ST.: Fab 1950's vintage home w/lots of character & space! 3/4/2 w/2 LV areas + basement on big corner lot. **\$165,000**

1312 E. 4TH ST.: Great 1940's vintage home on over 1 acre lot. Wonderful residential and/or commercial potential. **\$79,900**

1309 W. NORTH AVE: Fantastic split level, 3/2.5/2 + 2 LV.

1714 E. 3RD ST.: Charming 3 BR rock home, 1200 SF, new CH/A, big tree lot. **\$65,000**

907 N. RICE: Updated 2 BR on .432 acre at edge of town, 704 SF, CH/A. **\$55,000**

707 ANTELOPE LANE: Lovely 2249 SF Limestone on 1.3 acre cul-de-sac lot in beautiful Fawn Acres. 3/2/2 w/study & 2 dining; sprinkler system, trees, landscaped, additional carport. **\$238,000**

1405 WEST AVE. A: Love! **PENDING** LV. **\$179,000**

1212 CLOUD ST.: Great starter home or rental. 2/1+ carport w/new flooring, fenced w/mature shade trees. **\$46,000**

205 W. 9th: Cottage style 2/1 with CH/A, fenced w/storage. **\$59,900**

1211 WEST AVE C: **PENDING** If file. **\$81,000**

101 S. RICE: Vintage 3/2/2 restored & remodeled home in quiet western neighborhood. **REDUCED TO \$135,000!**

207 N. SPRING: Large 4 BR brick + garage/office. **\$119,000**

236 CR 4003: Spacious **PENDING** the room. **\$168,000**

105 BIGHAM: Lovely 3/2/1 **SOLD** Lampasas. **\$118,000**

200 N. SPRING: Beautiful historic limestone on 1.6 acres, whole city block, original, restored, & preserved architectural details. 3900+ SF, 5/3/2-2 LV & sunroom & basement. **\$300,000**

89 SUE ANN: Great 3/2/2 + 2 LV, wood floors, CH/A. **\$108,500**

304 N. PORTER: Updated 2/1 home. **REDUCED TO \$49,900**

6 BR HOME + 3 APARTMENTS: E. Ave. C. **\$89,500**

912 OLD GEORGETOWN RD.: 3/2/1 Brick + sun room. **\$99,900**

44 SAMAC LANE: New construction, 3/2/2 brick. **\$189,000**

326 SUNRISE HILLS: Beautiful four family! New 2-story, 4 BR, 2,559 SF. Builder offering \$10,000 in incentives to buyer. **\$248,500**

41 SAMAC LANE: **PENDING** **\$167,000**

LOT - 306 N. WILLIS: 1.2 **PENDING** utilities. **\$19,500**

HOMES ON ACREAGE

10 ACRES + HOME: Lovely 3/2.5/2 + office, fenced & wooded w/lots of improvements.

PECAN CREEK ESTATES: Over 2600 SF, gorgeous custom brick on 2 acres. **\$259,500**

10 ACRES + HOME: 3/2 MF home, wooded 10 acres w/360' views + 20x20 cabin. **REDUCED TO \$175,000**

3.47 ACRES + VINTAGE FARM HOUSE: 2/1, carport, barn, sheds, well, treed & hilltop. Adjacent 8.12 acres available. **\$75,000**

6 ACRES + HOME: Beautiful 3/2.5/2, 2214 SF home in Pecan Valley Estates on Binion Creek. **\$238,500**

205 SUNRISE HILLS: Beautiful 3/2/2 brick & stone home w/detached workshop & Fv parking on **SOLD** **\$200,000**

BEAUTIFUL 4,000 S.F. LIMESTONE + 64 WOODED ACRES
W/BOTH SIDES OF LITTLE ROCKY CREEK: Unique 2-story 4/3.5/2 w/4 living areas, 4 fireplaces, study, in-ground pool, 4 wells, on gorgeous fenced acreage w/many improvements.

10 ACRES + HOME ON CREEK: Beautiful brick/stone custom on wooded 10.6 acres. **PENDING** on Binion Creek. 2340 SF & Handicap accessible. Great views. **\$267,500**

30 ACRES + 3 BR HOME: Great home & beautiful acreage w/awesome views. Perfect for homestead, horses, or recreation. AG Exempt. **\$315,000**

310 CR 3080: Spa **PENDING** 2 acres. **\$189,000**

KEMPNER: 3/2 + 2 LV **PENDING** home on 3.5 AC. **\$55,000**

LAND AND RANCHES

310 ACRE RANCH: Beautiful 2-story main house, guest house, arena, barn, stable, multiple improvements, 3,252 SF of Sims Creek, and MORE! **\$1,700,000**

10.5 ACRE TRACT: Cabin bldg., treed, creek, rolling in Hill Country Ranches. **\$75,000**

666 ACRES: Secluded hill country ranch, fantastic views, creek, trees, windmill and more. **\$1,900/ACRE**

6 TRACTS, 44-84 ACRES: High grass lands, awesome views, good FM 581 frontage near HWY 281. Great for homestead, horses, cattle, and recreation.

COLORADO RIVER GETAWAY: 5.10 secluded & wooded acres in Smith Ranch w/100 FT of Colorado River frontage. **\$50,000**

TWO 19 1/2 ACRE TRACTS: Great building sites 1/4 mile W. Lampasas across new City Sports Complex. **\$136,500/ea.**

201+ ACRE SHOWPLACE RANCH: Beautiful custom limestone home, amazing views, barns, wells, creek, ponds, improvements, pool, wildflower rock gardens, workshop, more. **\$1,070,000**

26 ACRES W/LAMPASAS RIVER VIEWS & ACCESS: Heavily wooded, 2 seasonal creeks, rocky bluffs. **\$300,000**

8.12 ACRES: Scenic views, trees for beautiful home site! 8 miles south of town. **\$47,780**

85.24 ACRES, TOPSEY AREA: Hunter's delight! Creek, cover, fields, cottage-style 3 BR. **\$369,900**

76 ACRES, ADAMSVILLE: 2 cabins, 2 tanks, well, creek barn, utilities, wooded, hay field. CR 3800. **\$382,000**

50 ACRES, LAMPASAS: Beautiful wooded 50 acres, HUGE pond, creek, views, fenced, utilities, CR 4006. **\$404,128**

236.51 ACRES, LOMETA: Modern cabin w/lot, well, creek, 3 tanks, views, trees, Ag and Wildlife Ex. **REDUCED \$825,000**

OAK VISTA RANCH: Gated Wildlife Reserve acreage homesites, 12 to 15 acre sites, reduced party taxes, wooded views! **Starting at \$92,000 per site. Owner financing.**

9.66 ACRE HOMESTEAD TRACT: Very private, just 5 MI from town, trees, tank, wildlife, Co-op water & electric. CR 230 **\$75,000**

10 ACRE HOMESTEAD PENDING w/ fenced, pipe entry, Co-op water & electric, restrictions. CR 2001. **REDUCED TO \$65,000.**

For more details, plus our Commercial Listings, see www.thekukercompany.com

MEMBER OF THREE MULTIPLE LISTING SERVICES WITH PROPERTY EXPOSURE TO OVER 8000 CENTRAL TEXAS/HILL COUNTRY REALTORS! PLUS WORLD WIDE INTERNET EXPOSURE! CONTACT US TODAY!