

**BEAUTIFUL FINGER LAKES AREA**

**DAIRY OR GENERAL FARM, 329 acres, 225 tillable, 35 ac. pasture, bal. forest, creek, main barn, 35x156 w/30x100 addition, 100 cow ties, Badger cleaner & automatic feeders, 50x100 storage barn, 20x60 silo w/Badger unloader, 10 rm. Early American home, 3-4 bdrms, family kitchen dining rm, large living rm, \$250,000. House, barns & 185 acs can be purchased for \$135,000. #2979.**

**ALLEGHANY COUNTY, 164 acres, 53 acs. til, 47 ac. pasture, 65 forest, stream, 3 bdrms, updated 2 bdrm home, scenic area, bordering state land, \$97,500. #2942**

**100 AC DAIRY FARM, Main barn 36x95, 44 cow ties, 16x76 silo, 310 gal. bulk tank, 16x76 silo, Badger unloader, gutter cleaner, bunk feeder, 17x21 sheep barn, 8x10 poultry house, 2 story, 8 rm home, 5 bdrms, eat-in-kit, liv rm, garage, \$81,000. #2981**

**DUTCH COLONIAL HOME, 9 rms, 5 bdrms, 2 baths, eat-in-kit w/Kapri cabinets, formal din. rm, large liv rm, laundry rm w/storage cabinets, full lower level, 2 car garage, 85 acres, 40x60 one story horse barn, sugar shack, out bldg, \$124,300. #3026.**

WRITE OR CALL FOR FREE BROCHURES

**MAKITRA REAL ESTATE, INC**  
4 West Steuben St. Bath, N.Y. 14810  
Fax 607-776-6665  
24 Hrs. 607-776-2468  
After Hrs. 607-776-2386

**IT'S TAX TIME!?!**

If you've been thinking of selling your farm but are reluctant because of tax implications, maybe we can help. 70% of our business involves tax-deferred exchanges. This saves our customers huge sums of money at the time. Call today for details.

**MAHLON OBERHOLTZER AGENCY**  
Your Central PA Farm Broker  
Smoketown, PA 17576  
717-392-1177

**WEEKEND RETREAT LAND & CABINS**

**CENTRAL & SOUTHERN JUNIATA COUNTY, PA 70 MI. WEST OF HARRISBURG**

**42 ACRES**, wooded, frontage on public road w/very little traffic, very secluded, stocked trout stream, STATE LAND within walking distance - \$51,500

**101 ACRES**, wooded, gently rolling ridge land, old log house, easy access, very secluded, borders 160 acres open to public hunting - \$85,900

**52 ACRES**, wooded mt land, sewage tested ready to build on, very secluded, exc deer & turkey hunting - \$37,500

**5 1/2 ACRES**, wooded, level, secluded w/easy access, stream frontage, nice building site in the hemlocks, sewage tested, ready to build on - \$25,000.

**2 ADJOINING PARCELS 1 1/2 ACRES EACH**, borders STATE GAME LANDS, wooded, permits for standard septic systems, secluded w/frontage on dirt TWP road w/practically no traffic, no one can ever build close, one of a kind - \$12,500 ea.

**2 ADJOINING 2 ACRE PARCELS W/ CABINS**, mostly wooded, level, road frontage, one has older 2 story log dwelling, other has 1 1/2 story dwelling, both need some repair \$29,900 & \$25,500, make offer.

**4 ADJOINING PARCELS 1/2 to 3/4 ACRES EA**, wooded, gentle slope, permits for standard septic systems, electric, secluded w/easy access, walk way rights to STATE GAME LANDS, \$3,000 to \$5,000 ea. or make offer on 4.

**23 ACRES**, level, mostly wooded, large stream through property, road frontage, 12x50 mobile home - \$36,900.

**PLEASE NOTE** - Never buy land unless it is tested for sewage, rights-of-ways, drive way permits, building permits and utility easements are well understood. There are a lot of real estate agents who do not understand or fail to explain all aspects of these requirements and regulations which can get a purchaser or seller into a bad situation.

**LONG REAL ESTATE** has many years of experience, complete knowledge and an outstanding reputation in handling the sale and transfer of this type of real estate. They will explain in accurate detail and protect both buyer and seller in the contract which makes a smooth transfer of ownership and assurance of no problems in later years.

**CONTACT JUNIATA COUNTY'S FOREMOST FARM and LAND AGENCY,**

**LONG REAL ESTATE**  
RD #2 Box 410  
Port Royal, PA 17082  
Ph: 717-527-4784, or  
2402 or 2576  
Call Anytime

**Farm For Sale SWAP**

Don't sell the farm and lose a third to taxes! Swap it for income producing real estate and pay **NO CAPITAL GAINS TAX!**

*Cornerstone Capital Group* specializes in tax-free exchanges and can help you convert your farm into income producing real estate without triggering federal gains tax. Let your tax dollars work for you and maximize your income!



For more information call Bob Schaffer: 215-436-9405



**Cornerstone Capital Group, Inc.**  
1450 Boot. Rd., Bldg. 400  
West Chester, Pennsylvania 19380

**STEBUEN COUNTY, NEW YORK**

**OLD STATE ROAD, ADDISON, NY - 4 bedroom, 2 bath Victorian home on 18 plus acres. Enjoy the country kitchen, master bedroom with bath and much more, 2 car garage. \$69,900.**

**RUMSEY ROAD, CAMPBELL, NY - Over 123 acres of secluded recreational land only minutes from Corning. Mostly wooded with a brook running through the property. Plenty of deer, turkey and other wildlife. \$44,400**

**RIFF-FORCE ROAD, CANTON, NY - Country retreat on 45 acres only 4 1/2 miles from Corning. Renovated farm house, original beams, cathedral ceiling, new birch capri kitchen. Pine & oak floors throughout. Greenhouse, new energy efficient electric thermal HW heating system. \$119,000.**

**LEARN ROAD, RATHBONE, NY - Fabulous 3 bedroom, 2 1/2 bath country home. Barns, woods, fields, and privacy 67 + acres. Dare to Dream?**

**HORNBY ROAD, MONTEREY, NY - HORSES! HORSES! HORSES! Do you board, train or raise horses? Then see this today! 3 plus box stalls, tack and groom rooms. Inside training ring. Paddocks on 33 acres of land. Possible owner financing with permission. Call NOW THIS ONE WON'T LAST!!!**

**COUNTRY ROUTE 24, THURSTON, NY - Looking for land in the country to build on? Here it is...21 acres. Call now!!**



**MARKETPLACE**  
21 W William Street  
Corning, New York 14830  
(607) 962-2426

**HERITAGE REALTY GROUP INC.**  
1525 Science St., State College, PA 16801  
**814-231-0101**  
"FARM PEOPLE SERVING THE FARM COMMUNITY'S REAL ESTATE NEEDS."

Contact: DON C. MYERS  
Residence: (814) 422-8111  
ROBERT A. CONNOLLY  
Residence: (814) 383-4336  
BETH WHITEMAN  
Residence: (814) 466-6607

**FARM & RURAL PROPERTY DIVISION**

**CENTRAL PENNSYLVANIA FARMS AND FARMETTES**

**OUR GUARANTEE:**  
We strive to be #1 in "PROFESSIONALISM & PROMOTION" offering:

<ul style="list-style-type: none"> <li>* A Comprehensive Advertising Program (local, regional &amp; out-of state)</li> <li>* Video tapes of operating farms</li> <li>* Ag Progress Days exposure</li> </ul>	<ul style="list-style-type: none"> <li>* Detailed brochures</li> <li>* Radio real estate talk show</li> <li>* 17 years of rural property experience</li> </ul>
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Whether buying or selling, we would be pleased to be of service to you. Many farms, farmettes and land parcels available. Call or write for free lists, or see our bi-weekly Lancaster Farming Inventory ad in the March 24th issue.



**CLEARFIELD COUNTY**

In hunting area, 2 story home, vinyl sided, 4 BR & bath, kitchen DR, closed porch & sun deck, attic & basement, \$26,000.

**SCHUYLKILL COUNTY**

234 acre woodland tract, joins state gamelands, borders Rt. 81 & secondary road, Pine Grove area, good hunting area, call for details, \$175,000.

**TIOGA COUNTY**

351 Acre dairy farm, 325 T, 2 story dairy barn, 230x42, 2nd floor, three 2 story horse barns, 2 machinery sheds, 4 car garage, 1600' road frontage, \$385,000.

98 Acre Dairy Farm, dairy bank barn w/Quonset laminated roof, plenty of storage space, 28 tie stalls & 4 large box stalls, 650 gal. bulk tank, sheds & garages. Ranch house with 2 BR's, office, large LR, DR, kitchen, basement with garage, 2,000' road frontage, \$150,000.

**BRADFORD COUNTY**

400 Acre Dairy Farm, 280 tillable, 60 pasture, balance woods, pond, large 17 room home w/3 car garage, 71 stall barn w/pipeline, 800 Gallon tank, barn cleaner, 2 sealed silos, 20x60 and 24x82 and 16x50. A 2 1/2 story home, 39 stall barn and 14x40 silo. \$400,000. Cattle and machinery available at extra cost.

200 Acre Dairy Farm, with large 5 bedroom Victorian home sitting on a knoll, surrounded by 200 year old trees, excellent condition, pond & stream, 2 new Harvestore silos, 57 cow dairy barn & some box stalls,

long fields, good soils, immediate occupancy. \$325,000. Reduced \$310,000.

20 Acre, more or less, 200 head veal calf operation, lock, stock & barrel, except for marketing calves. Very modern operation for any market. Sludge storage system, equipment with barn cleaner etc. A complete operation. Beautiful, 4 BR, 2-story frame house, very large. 1 1/2 bath, LR, DR, den etc. \$185,000.

320 Acre Dairy Farm, 220T, balanced pasture & woods, features large 2 1/2 story home w/kitchen, LR, DR, laundry, 5 BR, 1 1/2 baths, enclosed porches & more. 82 stall dairy barn w/pipeline milking systems, bulk tank, Harvestore 3 silos: 20x80, 20x75, 20x40 w/unloaders, heifer & dry cow barn, lg. 48x100 machinery shed, \$395,000. Cattle and Machinery Available.

**COLUMBIA COUNTY**

350 acres steer or horse farm, on gently rolling land, good alfalfa and corn ground. 4BR, modern house w/ wood and vinyl siding, 2-pole sheds, 24x80, 38x80, quanset shed 40x90, 1-story barn 250x44 with milk house attached. 2-silos. Will divide 17 acres w/building \$150,000.00. Remainder of land \$2500.00 per acre. Must buy at least 12 acres. Lots of road frontage.

30 acres with large 2-story frame house. 4BR, family room, kitchen, LR, bath, needs repairs, nice home with large shed. \$115,000.00 10 miles N of I80.

**OTHER FARMS AVAILABLE**  
Please Call and Tell Us Your Preference

**PAUL M. LONGACRE**

Rt. 100 Hereford, PA 18056

Ph: 215-679-5919

Donald R. Longacre, A.S.B. (717) 679-5910  
Paul Zelsloft, R.E.S. (717) 437-2305