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Tuesday, October 15, 2024

Volume LXIX No. 42



Marketing to the cities and rural routes of: Orange City • Alton • Hospers • Granville • Remsen • Maurice • Ireton • Sioux Center

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**CENTER FRESH** would like to thank everyone that came and celebrated WORLD EGG DAY with us!

IT WAS AN EGG-STRA SPECIAL DAY



241 St. Andrew Way **Sioux Center** 712-722-0132

THE AD-VISOR Tuesday, October 15, 2024

# TO BEHIND THE CARD



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Hubers Plumbing, Heating and Air Conditioning Inc., offer their customers quality products with trained conscientious and experienced workmen that are licensed and insured.

Contact Leon or Chris today at 737-8889 for plumbing,

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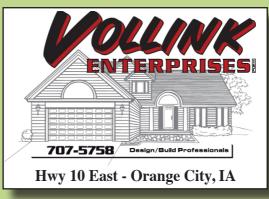


Left to Right: Gilberto Martinez, Caleb De Haan, Mark Sandbulte, Jason Albers, Chris Hubers, Aston Harding, Leon Hubers, Tanner Hanson.
Not pictured: Alex McClellan, Kyan Brunsting, Rachel Hubers















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# fall e-recycling

The Cities of Orange City & Alton are co-sponsoring a free e-recycling program on October 18 and 19.

All citizens of OC and Alton who would like to utilize the e-recycling program will need to go to City Hall to pick up a free tag. Your tag will be required before disposing of your recyclable items. You will need one tag regardless of number of items. If you do not have a tag, you will be asked to provide identification.

Where: Orange City Street Dept. (809 Concord Place SE)

When: Friday, October 18, from 4-7:00 pm and Saturday, October 19, from 9:00 am to noon

Acceptable items: Computer monitors, CPU's, keyboards, printers and mouse(s), smaller batteries, and TVs.

**Unacceptable items:** car batteries and light bulbs.



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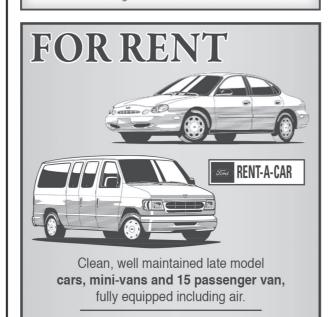
Gail Bolton, AuD., offers audiology services as part of the Korver ENT clinic team — ensuring that no matter what your age or cause of your hearing loss, from wax to otosclerosis, you can receive the best diagnosis and treatment for your hearing issues.

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### JOB OPENING

### **Education Placement Coordinator**

The education department seeks a part-time (25 hours per week during the school year) placement coordinator. The placement coordinator will work closely with program directors and staff to promote and secure all student teaching placements. This position will administer correspondence with school districts, school personnel and students; placement of students; ongoing monitoring of student teaching placements; and coordination with assigned faculty.

Successful candidates will have an authentic Christian faith and a commitment to Northwestern's mission.

For more information and to apply, go to nwciowa.edu/employment

**Northwestern College** Orange City, Iowa



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JD, Case IH, Allis-Chalmers, nternational, Ford and Various Operator & Parts Books Sun., Oct. 20th, 3:00-6:00pn Wet Nose Rescue - Wags & Whiskers Benefit Auction Willow Creek Golf Course Online Only - Bid Oct. 23rd 1957 John Deere 720 & 1972

John Deere 3020 - Auctiontime Fri., Nov. 1st, 10:00am 70.14 Acres M/L of Outstanding Farmland in Union County, SD Austin Family Revocable Trust Sat., Nov. 9th, 6:00pm

Floyd Valley Foundation Fundrais "Cruise in for a Cause" Wine & Craft Beer Tasting The Garage at 800 Prospect St Thurs., Dec. 5th, 6:00pm Festival of Trees

Chunk Centre Sioux City, IA 299.35 Acres M/L of Unimproved Farmland in Woodbury Co., Iowa Wilbert & Tessie Lines Heirs
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oundation 'Rare Whiskey' Auction BROCK AUCTION CO., INC. Le Mars (712) 548-4634 "The Land Marketing Professional

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Daron De Jong, DC Phone: 712.737.9100 110 Central Ave SW, Orange City, IA

### **DENTIST**



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# ORANGE CITY

DENTISTRY Mark. J. Scallon, D.D.S. Cara Vander Feen, D.D.S. 909 Lincoln Circle S.E., Orange City, IA 737-4177 www.ocdentistry.net

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I scream, You scream, We all scream... Gelato!!

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With our gelato, you can get:

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101 Central Ave, NE, Orange City | **P** 712-707-9170 **MON/FRI:** 7:30AM-6:00PM **TUE-THU:** 7:30AM-8:00PM **SAT:** 7:30AM-4:00PM

### LAND SALE AT PRIVATE AUCTION 160 acres per original government survey Plymouth County, Iowa Farmland

### LEGAL DESCRIPTION:

The Southeast Quarter (SE ½) of Section Twenty-two (22), Township Ninety (90) North, Range Forty-four (44) West of the 5th P.M., Plymouth County, Iowa.

### OWNERS:

Marcene Kreber, Laura Cornelius, Janet Mouser, Kathleen Staab, Mary Kay Gloden, Judy Wagoner, Rachel McDermott, n/k/a Rachel McDermott Weeks, Sarah McDermott, n/k/a Sarah Hoppes, Alissa McDermott, n/k/a Alissa Utesch, and Michael McDermott

LOCATION: From Main Street Kingsley, head West on W 1st Street for .5 miles; Continue Straight onto 322nd Street for .7 miles; Turn right onto Quorn Road for .3 miles; Turn left on 320th Street for 1.3 miles. Subject lies ½ mile east of the intersection of gravel Pioneer Avenue and Gravel 320th Street on the north side of gravel 320th Street.

### ADDITIONAL INFORMATION:

Cropland – 139 per USDA Average CSR 2 – Varies 86 to 18 Soil – Kennebec, Ida, Mona

PLC Tract Yield (corn) - 144 PLC Tract Yield (beans) - 41

Non cropland is mostly trees – Possible Hunting Area

Current annual real estate taxes: \$3,110.00

The above figures are not guarantees and are estimates only. Seller will be accepting sealed bids on the above-described property until November 4, 2024. Any person interested in purchasing the property should submit a bid in writing in total dollars accurately describing the real estate and include their address and telephone number to Barry Thompson, c/o Thompson Law Office, LLP, 4 East Second Street, P. O. Box 219, Kingsley, IA 51028 on or before November 4, 2024 by 5:00 P.M. The highest bidders on the property will be invited to a private auction for the final sale of the property on November 8, 2024 at 10:00 A.M. The highest bidder on the day of sale will be expected to pay ten percent (10%) of the purchase price on that day and sign a contract for the balance of the purchase price. Seller will provide the buyer with an Abstract of Title showing marketable title on the property. Closing shall occur on or before March 1, 2025, when the unpaid balance shall be paid in full. Seller shall pay all the real estate taxes that become delinquent October 1, 2025. Buyer shall pay all real estate taxes

thereafter. Possession shall be given March 1, 2025. Any announcements day of sale shall supersede any statements made. Seller reserves the right to reject any and all bids.

### OWNERS -

Marcene Kreber, Laura Cornelius, Janet Mouser, Kathleen Staab, Mary Kay Gloden, Judy Wagoner, Rachel McDermott, n/k/a Rachel McDermott Weeks, Sarah McDermott, n/k/a Sarah Hoppes, Alissa McDermott, n/k/a Alissa Utesch, and Michael McDermott

Barry Thompson and Chad Thompson –Thompson Law Office, LLP 4 East Second Street, P. O. Box 219, Kingsley, IA 51028 Phone: (712) 378-3611

FOR SALE: 2000 Chevy WINTER Venture Van, 215,226 hats, miles. Ph. 712-395-2740. Price \$700. (42f) styles.

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- 40 hours per week, 52 weeks per year Eligible for benefits, including IPERS.
- Associate's degree in social work, Human Services, Early Childhood, or related field required.
- Duties include completing weekly home visits with Early Head Start families and facilitating monthly socializations.
- Valid driver's license, insurance and reliable transportation required.
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Maintenance Mechanic (FT)
Hospital RN (FT, PT and Casual)





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THE AD-VISOR Tuesday, October 15, 2024



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# Now Hiring: Event Staff

Prairie Winds Event Center, located in Orange City, IA, seeks candidate for event staff. If you are ready for a new and exciting opportunity, contact us today!

### **Position Description:**

STORAGE

The crew member must be able to follow floorplan guidelines and set up instructions given to them by management. The set up and clean up crew member will help set up the banquet hall for events and clean up during/ after the event.

### Job Requirements:

- Must be willing to work evenings and weekends
- Must be able to work with a team
- Must be at least 16 years old
- Must possess a positive service orientated attitude towards guest and employees

### For More Information:

Todd Vande Griend: 1-712-395-2915

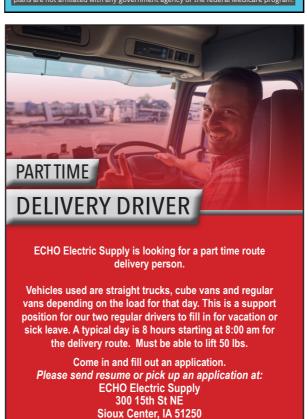
orangecityandaltonstorage.com

For a complete list responsibilities, visit: prairiewindseventcenter.com/now-hiring

**Email resume to:** Jess Kuehl at: events@orangecityiowa.com

Visit us online: prairiewindseventcenter.com







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(42p) World. We're fairtrade! (42p)

### WATER SYSTEM **MAINTENANCE OPERATOR**

Southern Sioux Rural Water System invites applications for System Maintenance Operator

Applications accepted until the position is filled

Stop in the office to pick up an application

Send resume and list of references to:

Southern Sioux Rural Water System Box 219 1002 Main St. Ireton, IA 51027 EOE 712-278-2212



### Seniors:

Medicare's Open Enrollment Period is October 15 -December 7, 2024. If you are considering a Medicare Advantage Plan (as opposed to a supplement) in 2025, be sure to check the program coverage or consult your insurance broker/advisor to ensure that the providers, clinics, and hospitals you use for your healthcare needs are considered in-network under that plan. If your medical provider does not participate in a particular Medicare Advantage Plan, you will experience out-ofnetwork medical costs.



If you have questions regarding Medicare Advantage Plan coverage at Orange City Area Health System, please call Patient Accounts at 712-737-5200, Mon-Fri 7:30am-4:30pm

Notice: Starting January 1, 2025, Orange City Area Health System will no longer be an in-network provider for Humana Medicare Advantage.

### LAND SALE AT PRIVATE AUCTION 14.1 acres per survey Plymouth County, Iowa Farmland

A parcel of land described as being part of the Northwest Quarter of the Southeast Quarter, of Section 19, Township 90 North, Range 43 West of the 5th P.M., Town of Kingsley, Plymouth County, Iowa, further described as follows:

BEGINNING at the Southeast corner of the NW1/4 of the SE1/4 of said Section 19; thence N 88°19'17" W on the South line of the NW1/4 of the SE1/4 of said Section 19, a distance of 371.32 feet; thence N 01°19'42" E on the East line of Northview Addition, a distance of 590.03 feet to the Northeast corner of Northview Addition; thence N 88°10'43" W on the North line of Northview Addition, a distance of 173.75 feet to the Southeast corner of the Kingsley Cemetery; thence N 01°34'49" E on the East line of said Cemetery, a distance of 724.12 feet to a point on the North line of the NW1/4 of the SE1/4 of aforesaid Section 19; thence S 88°00'48" E on said North line, a distance of 545.40 feet to the Northeast corner of the NW1/4 of the SE1/4 of said Section 19; thence S 01°28'52" W on the East line of the NW1/4 of the SE1/4 of said Section 19, a distance of 1311.65 feet to the POINT OF BEGINNING; Parcel "K-A" contains 14.10 Acres and is subject to any and all Easements, be they of record or

For this Survey, the South line of the NW1/4 of the SE1/4 of said Section 19 is assumed to bear N 88°19'17" W.

Marcene Kreber, Laura Cornelius, Janet Mouser, Kathleen Staab, Mary Kay Gloden, Judy Wagoner, Rachel McDermott, n/k/a Rachel McDermott Weeks, Sarah McDermott, n/k/a Sarah Hoppes, Alissa McDermott, n/k/a Alissa Utesch, and Michael McDermott

LOCATION: Coming into Kingsley heading South on Hwy. 140, Turn right onto E. 4th Street. Go for .3 miles. Turn Right onto Clarendon Street for .1 mile. Subject lies north and west of the "Dead End" of paved Clarendon Street.

ADDITIONAL INFORMATION: In the City Limits of Kingsley. Potential Development Ground.

Cropland - 13.39 Average CSR 2 - 83.8 Galva, Radford PLC Tract Yield (corn) - 144 PLC Tract Yield (beans) -

Current annual real estate taxes: The above figures are not guarantees and are estimates only.

Seller will be accepting sealed bids on the above-described property until November 4, 2024. Any person interested in purchasing the property should submit a bid in writing in total dollars accurately describing the real estate and include their address and telephone number to Barry Thompson, c/o Thompson Law Office, LLP, 4 East Second Street, P. O. Box 219, Kingsley, IA 51028 on or before November 4, 2024 by 5:00 P.M. The highest bidders on the property will be invited to a private auction for the final sale of the property on November 8, 2024 at 10:00 A.M. The highest bidder on the day of sale will be expected to pay ten percent (10%) of the purchase price on that day and sign a contract for the balance of the purchase price. Seller will provide the buyer with an Abstract of Title showing marketable title on the property. Closing shall occur on or before March 1, 2025, when the unpaid balance shall be paid in full. Seller shall pay all the real estate taxes that become delinquent October 1, 2025. Buyer shall pay all real estate taxes thereafter. Possession shall be given March 1,

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Barry Thompson and Chad Thompson –Thompson Law Office, LLP 4 East Second Street, P. O. Box 219, Kingsley, IA 51028 Phone: (712) 378-3611

