



NIOBRARA RIVER RANCH

ALONG SMITH FALLS ROAD, 15 MILES EAST OF VALENTINE ON HWY 12

90427 TIMBER RIDGE RD., VALENTINE, NE 69201

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www.nrranch.com

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ALL CABINS are located along Smith Falls Road (15 miles E. of Valentine on Hwy 12{mile marker 15}).

NORTH, MIDDLE & SOUTH cabins

Are located $\frac{3}{4}$ miles south of hwy 12 on the right (West).

ASH & OAK cabins

Are located $2 \frac{1}{3}$ miles south of hwy 12 overlooking the river valley (Ash nearest the road—east of the two and Oak west of the two—farthest from the road).

PINE & WALNUT cabin's

About $2 \frac{3}{4}$ miles south of hwy 12, $\frac{2}{3}$ of the way down the river hill with a turn off on the right (sign says Pine only) leading about 300 yards on a drive back on a trail road (only 2 cabin's there Walnut=no sign).

All cabins have wood burning stoves electric heat and air conditioning. All have full kitchens with stove, refrigerator, microwave dishwasher and are stocked with the necessary cooking equipment, silver ware, flatware and glasses. You may want to bring your favorite knife, pot, pan or coffee maker (I do not provide coffee makers), as their life expectancy seems to be so short—for whatever reasons. (They are so important in many people's lives!!) I don't want the responsibility trying to make people happy without their coffee!! Soo bring your own coffee maker. If you need a coffee maker I will have one to rent for \$15.00 provided it's functional when returned, otherwise they cost about \$35.00 dollars!

Each cabin has a charcoal grill and a fire pit. A stack of fire wood will be furnished (\$10.00) and you be billed on how much you use. If you need more contact us. You will have to bring charcoal and lighter fluid for the grill. All bedding and towels are included, but house keeping is not provided during your stay. I provide soap for dish washer, kitchen sink, hand and shower in bathrooms. Towels are provided, for in cabin use and not to be taken on the river. Ash, Oak, Pine and Walnut have washer and dryers.

Check in is after 2:00 PM (unless other arrangements are made) and will be on your own, just show up at your cabin and we'll have it unlocked. Please let me know via a phone call or email when you'll be arriving and how many people so I can plan for numbers of float vessels.

The things NOT included are:

Charcoal, lighter fluid, paper towels, food and a coffee maker

TUBING, CANOEING AND KAYAKING

We generally pick you up at the cabin around 10:00 AM. If we haven't discussed the details prior to 10:00 we will stop by at 9:00 AM). We take you to the River and decide how long you want to be on the river, then pick you up at the end at whatever time.

Tube rental is \$35.00

20 and greater there is an additional 10% discount. (\$31.50)

30 and greater there is an additional 10% discount (\$28.35)

Canoes and Double kayaks are \$60.00, Single kayaks are \$35.00,

Couch tube \$89.50, backrest 30 occupants.

Shuttling is \$25.00 if you stay at my campgrounds or cabins.

Otherwise it is \$35.00/per vehicle.

Cooler tubes are \$10.00, but for every person tube you use there is a \$1.00 credit.

I provide life jackets for everyone, as per state law. They require that 12 years and under wear life jackets, so if you have a special one for them please bring it, other wise I have the basic ones.

Thanks,

Lee M. Simmons