

PUBLIC AUCTION



**10 & 11 a.m.
Saturday,
Nov. 18, 2006**

COMMERCIAL BUILDING ON MAIN STREET IN SAYRE, OK



Tract #1 Sale & Property Location:

**213 W. Main, Sayre, OK
SALE TIME 10:00 A.M.**

LEGAL DESCRIPTION: Lot 13 in Block 42 of the Original Town of Sayre, Beckham County, Oklahoma.

PROPERTY DESCRIPTION: This is a commercial building on Main Street of Sayre, Oklahoma. This building is 25' x 60' and has 2 offices, 2 larger rooms, bathroom and has a window unit for cooling. This building sits on a lot that is 25' x 150'.

2 BEDROOM, 1 BATH HOME IN SAYRE, OK



Tract #2 Sale & Property Location:

**613 N. 5th Street, Sayre, OK
SALE TIME 11:00 A.M.**

LEGAL DESCRIPTION: The North 5 feet of Lot 23 and all of Lot 24 in Block 37 of the Original Town of Sayre, Beckham County, Oklahoma.

PROPERTY DESCRIPTION: This is a 2 bedroom, 1 bath home with approximately 1168 sq. ft. living area. There is a kitchen, living room and utility. This house is currently rented and will be shown by appointment only.

REAL ESTATE TERMS: 10% of purchase price to be placed in escrow day of sale. Purchaser will have 10 days to examine title. Balance of purchase price to be due and payable upon acceptance of title. All 2005 and prior taxes will be paid by seller, 2006 taxes will be prorated. Possession will be at closing. All property sold "as is where is." Auction is not contingent upon buyer securing or obtaining financing. Grant's Auction & Realty is a transaction broker.

OWNERS: GREGG OBUCH & ARTI OBUCH



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ANY ANNOUNCEMENTS MADE DAY OF SALE SUPERSEDE ALL PREVIOUS WRITTEN OR ORAL STATEMENTS.