

PUBLIC AUCTION



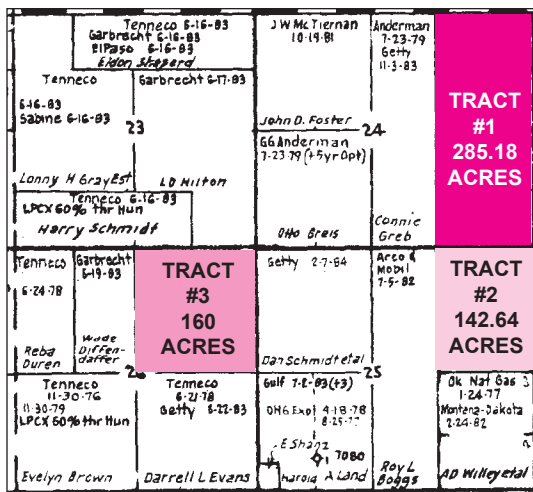
**10:00 a.m.
Saturday,
May 12, 2007**

588 Acres Good Washita County Farm & Grass Land to be Sold in 3 Tracts

Sale Location: From the Intersection of Hwy. 55 & Hwy. 183 in Rocky, Oklahoma go 6 miles East on Hwy. 55, South 1 mile, East 3/4 mile to sale site. Watch for signs!



acres of cultivated ground and the remainder being native grass pasture with a large stock pond. There is a wheat base of 166 acres and cotton base of 30.8 acres. Also on this property is a 3 bedroom, 2 bath home with approximately 1,392 sq. ft. living area. This home has a nice size kitchen with plenty of cabinet & counter space, dining area and utility. There is a detached garage and cellar. There is also a 40' x 48' barn and a 20' x 21' shed. This property is in the Mt. View-Gotebo School District.



TRACT #2 - LOCATION & DESCRIPTION: Intersection of Hwy. 55 & Hwy. 183 in Rocky, Oklahoma go 6 miles East on Hwy. 55, South 1 mile, East 3/4 mile to the Northwest Corner of property. Legal: Lots 1 & 2 in Section 25, Township 8 North, Range 17 West, I.M., Washita County, Oklahoma. Containing 142.64 acres (mol). Selling surface rights only. This tract contains 142.64 acres (mol) with approximately 90 acres cultivation and the remainder being native grass pasture and timber. There is a wheat base of 69.5 acres and a cotton base of 12.9 acres.

TRACT #3 - LOCATION & DESCRIPTION: Intersection of Hwy. 55 & Hwy. 183 in Rocky, Oklahoma go 6 miles East on Hwy. 55, South 1 mile to the Northeast Corner of property. Legal: The Northeast Quarter of Section 26, Township 8 North, Range 17 West, I.M., Washita County, Oklahoma. Containing 160 acres (mol). Selling surface rights only. This tract contains 160 acres of good cropland with a wheat base of 67.9 acres and a cotton base of 76.7 acres.

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 2006 and prior taxes will be paid by seller, 2007 taxes will be prorated. Possession will be at closing or after wheat harvest. 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: RAY & FAYE ROWLAN FAMILY TRUST

Grant's Auction & Realty

580-225-0269

The Complete Liquidation Professionals™

Mike Grant
Auctioneer/Sales Associate
Texas License #13353
Mobile: 821-1186

Cindy Grant
Cashier/Real Estate Broker
Elk City, OK
Mobile: 821-1738

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580-225-2378

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Judy Burson - 580-225-3395
Cell - 580-821-2168

Robbie Allen - 580-225-4508
Cell - 580-821-1908

1412 West Third Street • Elk City, Oklahoma
www.elkcityrealt yok.com

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