



PUBLIC AUCTION

10:00 a.m. • Saturday, October 27, 2012

120 ACRES BECKHAM CO. LAND SOUTH OF CARTER, OK • 28'X72' FLEETWOOD DOUBLE-WIDE MOBILE HOME (TO BE MOVED) • GUNS • ARROWHEADS • FARM & SHOP EQUIP. VEHICLE • KITCHENWARE • HOUSHOLD • MISCELLANEOUS

SALE LOCATION: 1016 Industrial Road, Elk City, Oklahoma. Elk City Convention Center, East of Elk City, OK or From 1-40 Exit 41 go 1 mile West. WATCH FOR SIGNS!

LAND & MOBILE HOME Sells at 11:00 a.m.!



OPEN HOUSE:

Sunday, October 21, 2012, 2:00-4:00, or by appointment.

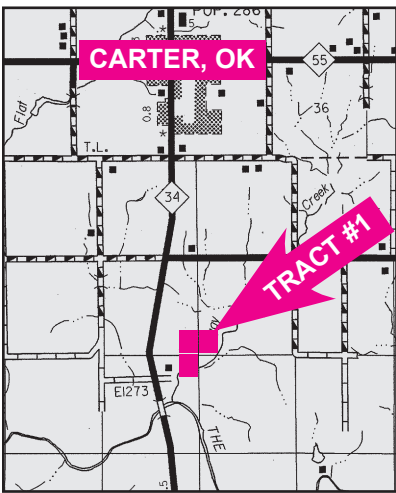
PROPERTY LOCATION: From the Intersection of Hwy. 55 & Hwy. 34 in Carter, Oklahoma, go 3 3/10 miles South on Hwy. 34 to BC E1272 Road then 4/10 mile East and back North to property location.

LEGAL DESCRIPTION: The Northeast Quarter of the Northeast Quarter of Section 15 and the Southeast Quarter of the Southeast Quarter of Section 10 and the Southwest Quarter of the Southwest Quarter in Section 11 all in Township 8 North, Range 22 West, I.M., Beckham County, Oklahoma. Selling surface rights only. Containing 120 acres (mol).

**Offered in two tracts then combined!
Located in the Merritt School District!!**

TRACT #1 PROPERTY DESCRIPTION: This 120 acres is native pasture, has barbed wire fences and located just 3 miles south of Carter, Oklahoma. This acreage would make a good addition to any ranching operation and excellent property for the avid hunter with an abundance of deer and turkey.

TRACT #2 PROPERTY DESCRIPTION: This is a Fleetwood 28' x 72' double wide with approximately 2,016 sq. ft. living area and has 3 or 4 bedrooms and 2 full bathrooms. There is a large master suite with a retreat/sitting area and the master bathroom has a garden tub, separate shower, double lavatories and a linen closet. The living room has a fireplace and just off the living room is a spacious kitchen with a dishwasher, eating bar, pantry, microwave cabinet, center island, dining area and lots of cabinet and counter space. There is a room just off the kitchen that has a large walk-in closet that could be a home office or a sewing room. There is an additional full bathroom, utility and two other bedrooms that are a good size. This home has central heat and air, ceiling fans, carpet and linoleum flooring. This trailer will need to be moved if sold separately from tract #1.



REAL ESTATE TERMS: 15% 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 2012 and prior taxes will be paid by seller. Possession will be January 1, 2013. 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.



GUNS & ARROWHEADS

- 1-Remington 338 Rem. Ultra Mag. Fired 1 box of shells.
- 1-Savage 30-06
- 1-Remington 243
- 1-Springfield 222
- 1-Remington Model 6, 22
- 1-22 1-BB Gun
- 1-Double Barrel 12 ga. Shotgun
- 1-Browning 12 ga. Shotgun
- 1-410 Gauge Shotgun
- 1-Lot Arrowheads

FARM EQUIPMENT & SHOP

- 1-Case 930 Tractor, Propane, 3 pt, PTO, Dual Remotes
- 1-Ranger Well Drilling Unit, Wisconsin Diesel Engine, TRW Mission Pump Model #3482
- 1-8'x40' Simi trailer (to be moved)
- 1-3 pt. Posthole Digger
- 1-John Deere 207 Shredder, 5'
- 1-4' x 8' TA Utility Trailer
- 1-Wheat Drill 14-7's w/Press Wheels
- 1-Beef Master Portable Feeder, 12'
- 1-Squeeze Chute



- 1-Grass Seeder, 3 pt, Model F4
- 1-B/D Cordless Weedeater
- 1-PowerKraft 6 1/2" Circular Saw

VEHICLE & BOAT

- 1-200 Pontiac Montana Van
- 1-Poontoon Boat

PIANO

- 1-Gulbransen Studio Piano
- 1-Several Piano Books

FURNITURE & APPLIANCES

- 1-Maytag Electric Cookstove
- 1-Kenmore S/S Refrigerator/Freezer
- 1-Maytag Refrigerator/Freezer
- 1-Whirlpool Washer, Super Capacity
- 1-Whirlpool Electric Dryer
- 1-La-z-Boy 3 Cushion Sleeper Sofa
- 3-La-z-Boy Rocker/Recliners
- 1-Brown Recliner
- 1-Craftmatic Twin Size Adjustable Bed
- 2-King Size Beds
- 1-6 Drawer Dresser
- 1-5 Drawer Sweater Chest
- 1-7 Drawer Chest 1-Cedar Chest
- 1-Small Wood Desk
- 1-Metal Computer Desk & Office Chair
- 1-Chrome Dining Table
- 1-Dining Table w/1 leaves & 2 Chairs
- 1-China Cabinet 1-Writing Desk



- 1-Drop Leaf Side Table
- 3-Coffee Table & End Tables
- 6-Dresser Lamps, Table Lamps & Floor Lamp
- 4-Bookcases 2-Arm Chairs
- 1-Small Storage Cabinet
- 2-4 Drawer Metal Filing Cabinets
- 1-2 Drawer Metal File Cabinet
- 1-Kitchen Stool

KITCHEN, HOUSEHOLD & MISC.

- 1-4 Gallon Western Stoneware Crock
- 1-One Gallon Butter Churn
- 1-Lot Quilts, Blankets, Afghans, Sheets
- 1-Lot Kitchen, Hand & Bath Towels
- 1-Lot Framed Prints, Wall Hangings, Figurines
- 16-American Fostoria Goblets
- 1-Lot Relish Trays, Serving Platters
- 1-Lot Stainless Cookware
- 1-Lot Dinnerware, Drinkware
- 1-Lot Flatware & Kitchen Utensils
- 1-Bushnell Binoculars, 7x35
- 1-Austin Air Purifier
- 1-Sterling Typewriter
- 1-Lot Fashion Jewelry
- 1-Large Lot Paperback & Hardback Books
- 1-2 Gallon Garden City Pottery Crock w/Lid
- 8-Iron Wheels 1-Adult Walker

MANY MORE MISCELLANEOUS ITEMS TOO NUMEROUS TO MENTION!

PERSONAL PROPERTY TERMS: Cash, Visa, MasterCard or Personal Check.

All Accounts must be settled on sale day. Permits must be shown or sales tax will be charged.

OWNER: BRUCE NELSON ESTATE

Grant's Auction & Realty

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