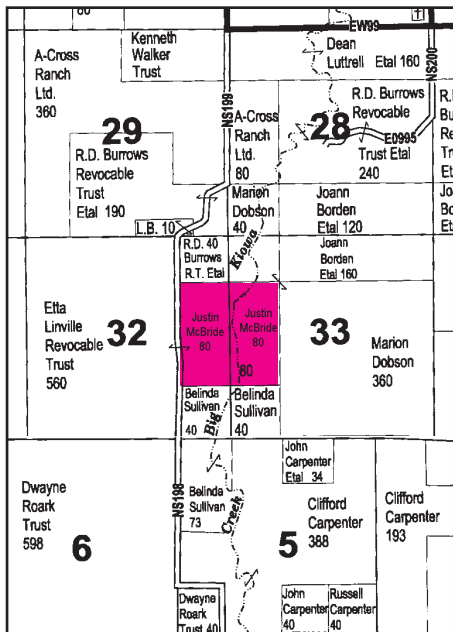


PUBLIC AUCTION



**2 Auctions!
2 Locations!
Tuesday,
July 11, 2006**

160 Acres of Good Roger Mills County Land • SALE TIME 10:00 A.M.



SALE LOCATION: From Hwy. 34 North, East of Elk City, OK go 11 miles North, 4 miles West, 1 mile South to the Northeast Corner of Property - WATCH FOR SIGNS!!

LEGAL DESCRIPTION: The Southeast Quarter of the Northeast Quarter (SE/4 NE/4) and the Northeast Quarter of the Southeast Quarter (NE/4 SE/4) of Section 32, Township 13 North, Range 21 West, I.M., and the Southwest Quarter of the Northwest Quarter (SW/4 NW/4) and the Northwest Quarter of the Southwest Quarter (NW/4 SW/4) of Section 33, Township 13 North, Range 21 West, I.M., Roger Mills County, less and except all oil, gas and other minerals and mineral rights. Surface rights only. Containing 160 acres (mol).

LAND DESCRIPTION: This 160 acres has approximately 46 acres of good cultivated bottom land. The remainder is good native and improved grass. There is a good well of water with windmill and the Kiowa Creek runs through this tract. Fences are 5 wire and in good condition. Justin bought this good quarter for hunting purposes and has had electricity run to a

small hunting cabin looking out onto a beautiful meadow with lots of trees. Several feed plots have been planted for deer and has resulted in an abundance of very large deer. For some of the best deer, turkey and quail hunting in Western Oklahoma you better check this place out!! - For pictures of just a few of the good deer on this place check out our website at www.GrantsAuction.com.



OWNERS: Justin & Jill McBride

“Oklahoma’s own PBR 2005 World Champion Bull Rider”

**4 Bedroom, 3 Bath, 28’x80’ Double Wide Mobile Home on 7.58 Acres
West of Elk City, OK • SALE TIME 1:00 P.M.**



OPEN HOUSE:

SUNDAY, JULY 2 - 2:00-4:00 P.M. & SUNDAY, JULY 9 - 2:00-4:00 P.M. or by appointment by calling Grant’s Auction & Realty at 580-225-0269.

SALE LOCATION: From Hwy. 6 & 66 West of Elk City, Oklahoma (Hutch’s West Side) go 3 miles West on Hwy. 6, 1 mile North, 1/4 mile West or From Country Club and Pioneer Streets in Elk City, Oklahoma go 5 1/4 miles West. South side of road.

LEGAL DESCRIPTION: A tract of land lying in the East Half of the Northeast Quarter of Section 21, Township 11 North, Range 22

West, I.M., Beckham County, Oklahoma. Containing 7.58 acres (mol). Selling surface rights only.

PROPERTY DESCRIPTION: This 7.58 acre tract of land has a very nice 1999 (28’ x 80’) Patriot Mobile Home with approximately 2,128 living area. This home has a large kitchen with a center island, plenty of cabinet and counter space, pantry, dishwasher, gas cook stove and stainless steel sink. There are 4 bedrooms and 3 full bathrooms, the master bedroom is nice size and has a walk-in closet, office, large bathroom with garden tub, 60” shower and double sinks. The 3 other bedrooms are nice size and all have walk-in closets. There is a formal living room, formal dining room and a den with a wood burning fireplace and patio doors going out to the 12’ x 20’ covered porch. This home has central heat & air, composition shingles, vinyl siding and shutters, rock skirting and rock steps. Also on this property there is a 30’ x 30’ horse barn with a 9’ x 11’ tack room and 3 runs with pipe fence. This home has a good well of water, has a

OWNERS: Jim & Lori McBride

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.

See More Pictures of these properties on our web site at: www.GrantsAuction.com



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

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

FIND US ON THE WEB AT
www.grantsauction.com

Johnny Grant
Sales Associate
Cheyenne, OK
(580) 497-2281



Jim Bales
Auctioneer & Sales Associate
TX Lic. #AA11060
(580) 928-2982

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