

# PUBLIC AUCTION



**Saturday,  
May 27, 2017  
10:00 a.m.**

**3 Bedroom, 2 Bath, 2001 Solitaire Mobile Home on 5 acres, plus 40'x50' Metal Shop building with 20'x50' lean-to, located Northeast of Sayre, OK • Vehicles Furniture & Appliances • Kitchware & Household • Garden & Shop Equipment**

**AUCTIONEER'S STATEMENT:** We will be selling a beautiful home on a small acreage with a metal shop, this property has been well maintained and would make a great home for someone wanting a small acreage close to town. DON'T MISS THIS SALE!!!

**PROPERTY & SALE LOCATION:** 11307 N. 1900 Rd, Sayre, OK – From the Cemetery Road, Exit 26 off of I-40, East of Sayre, OK, go 2 ½ miles North on BC 1900 Rd to the property location.



**Real Estate Sells at 11 a.m.**



**LEGAL DESCRIPTION:**

A 5 acre tract of land lying in Lot One of Section 2, Township 10 North, Range 23 West, I.M. Beckham County, OK. Beginning at the Northeast Corner of said Lot One, West 380 feet, South 573.16 feet, East 380 feet then North 573.16 feet to POB. Selling Surface Rights Only.

**PROPERTY DESCRIPTION:**

This is a beautiful well maintained 2001 Solitaire Mobile home with approximately 2016 sq. ft. living area sitting on a 5+ acre tract of land. This home has 3 bedrooms, 2 full bathrooms, kitchen with dishwasher, center island, pantry, eating bar and plenty of cabinet and counter space. There is a large living room with a log burning fireplace flanked with built-in bookshelves, a dining room just off the kitchen with a walk-in closet, a utility with back door entrance. The master bedroom has a large walk-in closet and the master bathroom has a garden tub, walk-in shower and double lavatories. The other two bedrooms are nice size and have walk-in closets. This home is total electric and has central heat and air, is supplied with a 80' water well and also has a 1000 gallon concrete septic tank with 300 feet lateral lines. The roof was replaced with 26 gauge metal in 2006 and the perimeter fencing is barbed wire. The metal shop is 40x50' and has a 20'x50' lean-to and the shop has concrete floors and 110 electricity.

**OPEN HOUSE:** Sunday, May 14 from 2:00 to 4:00 p.m. & Sunday, May 21 from 2:00 to 4:00 p.m.

**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 2016 and prior taxes will be paid by seller. 2017 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.



**VEHICLES**

- 1-2008 Ford Expedition XLT, 52,812 miles, 1 owner, Excellent Condition
- 1-2007 Vulcan 1500 Kawasaki, Low Miles, Excellent Condition

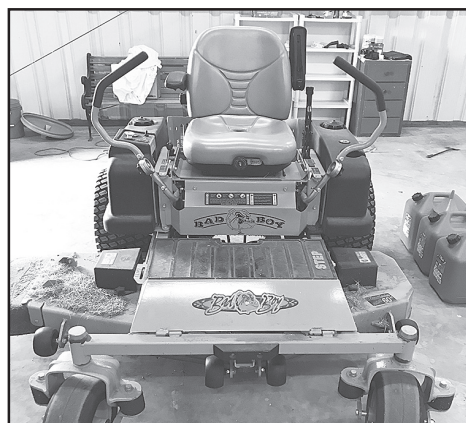
**FURNITURE-APPLIANCES**

- 1-Hotpoint S/S Refrigerator/Freezer
- 1-Dorm Refrigerator
- 1-Whirlpool Washer & Dryer
- 1-Magic Chef Microwave
- 2-Wooden Top Star Design Bar Stools
- 1-King Size Bed
- 1-9 Drawer Dresser w/Mirror
- 1-Pillowback 3 Cushion Sofa
- 1-Pillowback Loveseat
- 1-Pillowback Side Chair
- 1-Brown Rocker/Recliner
- 1-Lighted Curio Cabinet
- 1-Office Chair 2-Nightstands
- 2-Entertainment Centers
- 2-Wooden Corner Shelf Units
- 1-26" Zenith Color TV
- 4-VHS & DVD Players, Orion, Toshiba, Emerson

- 1-Lot Office Equipment-Scanner, Printer, Monitor, Mouse, Electric Typewriter

**KITCHENWARE  
HOUSEHOLD-MISC.**

- 1-Lot Drinkware & Dinnerware
- 1-Lot Apple Design Dinnerware, Drinkware
- 1-Set Apple Design Canister Set & Cookie Jar
- Several Glass Baking Dishes, Mixing Bowls, Serving Bowls, Platters
- 1-Lot Skillets, Saucepans, Cake Pans, Cookie Sheets
- 1-Lot Kitchen Utensils
- 1-Lot Small Kitchen Appliances-Electric Skillet, Blender, Coffee Maker, Deep Fryer
- 1-Simplicity Portable Sewing Machine
- 1-Large Lot Books, VHS Movies, Cassettes, Games, Craft Supplies
- 3-Fans on Stands
- Several Table Lamps & Lanterns
- 1-Wooden Decorative Ladder
- Several Rugs, Throw Pillows, Comforters
- 4-Exercise Equipment-Vitamaster Treadmill, Vitamaster Stationary Bicycle, Olympic Weight Bench, Weider Home Gym
- Large Lot Western Decorations-Framed Mirrors, Wall Hangings, Framed Prints, Flower Arrangements, Candles, Pottery Jugs
- 1-Set Steer Horns
- 1-Set Skull w/Horns
- 1-Patio Bench
- 1-2 Drawer File Cabinet
- 3-Electric Heaters
- 1-Large Lot Holiday Decor, Wrapping Paper



**GARDEN-SHOP EQUIPMENT**

- 1-Bad Boy Zero Turn Riding Mower, 60" Cut, 26hp, 110 hrs.
- 1-John Deere LT133 Riding Mower, Needs Work
- 1-Murray 22" Pushmower
- 1-Magna Force Air Compressor, 1/2hp
- 1-Craftsman Air Compressor, 5.5hp, 25 gallon
- 1-Craftsman 10" Tablesaw
- 1-10 Gallon Shop Vac
- 2-Wheelbarrows 1-Set Sawhorses
- 3-Gas Weedeaters – Homelite, Troy-Bilt, Weedeater Brand
- 1-Electric Hedge Trimmers
- 1-Set Car Ramps 2-Saddle Racks
- Lot Brooms, Posthole Diggers, Rakes, Axe, Sledge Hammer, Post Driver, Pitchfork
- 1-Shop Creeper 1-Tractor Sprinkler
- Several Trash Cans, Buckets, Gas Cans
- 1-Sunbeam Gas Grill 1-Iron Wheel

**MANY MORE MISCELLANEOUS ITEMS!**

**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: Tina Bales**



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information!**



**Grant's Auction & Realty**

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