

IN THE DISTRICT COURT WITHIN AND FOR CUSTER COUNTY
STATE OF OKLAHOMA

U.S. BANK TRUST NATIONAL
ASSOCIATION, NOT IN ITS
INDIVIDUAL CAPACITY BUT SOLELY
AS OWNER TRUSTEE FOR RCF 2
ACQUISITION TRUST C/O U.S. BANK
TRUST NATIONAL ASSOCIATION

Plaintiff,

vs.

GREGORY DEAN GAINES, et al.

Defendant(s)

No: CJ-2022-42

SPECIAL EXECUTION AND ORDER OF SALE
(WITH APPRAISEMENT)

THE STATE OF OKLAHOMA TO: THE SHERIFF OF CUSTER COUNTY,
OKLAHOMA:

GREETINGS:

WHEREAS, on the 28th day of September, 2022, in the above action, the Plaintiff recovered a judgment against the Defendants in this cause for:

| <u>Reason</u> | <u>Amount</u> |
|--|------------------|
| Unpaid Principal Balance: | \$159,969.71 |
| Date of Default | December 1, 2019 |
| Interest Due From | November 1, 2019 |
| Interest Rate(s) | 4.37500 % |
| Fees & Costs of this Action: | |
| Attorney fees | \$2,875.00 |
| *or as adjusted by the Note and Mortgage | |

plus all advances by Plaintiff, all costs of this action, reasonable attorney's fees and expenses as the Court may allow, and further judgment decreeing the Plaintiff's mortgage to be a valid, first and prior lien upon the real estate, for the full amount of the judgment, foreclosing its lien, and ordering that a Special Execution And Order of Sale issue from the office of the Court Clerk, directing the Sheriff of Custer County, Oklahoma, to levy upon and sell the real estate, with appraisalment, as provided by law.

YOU ARE HEREBY COMMANDED to levy upon and cause to be appraised and sold, subject to unpaid taxes, in accordance with said judgment, and as by law required, the following

ORIGINAL
RETURN FOR FILING WITH
CLUSTER COUNTY COURT CLERK

described lands and tenements situated in Custer County, State of Oklahoma, and described as follows:

A tract of land lying in the Southwest Quarter (SW 1/4) of Section NINETEEN (19), Township TWELVE (12) North, Range FIFTEEN (15) West, I.M., Custer County, Oklahoma, more particularly described by metes and bounds as follows: Beginning at a point 1739.85 feet North 90°00' East and 33.00 feet North 0°00' East of the Southwest Quarter; thence North 0°00' East a distance of 259.47 feet; thence North 90°00' East a distance of 335.76 feet; thence South 0°00' West a distance of 259.47 feet; thence South 90°00' West a distance of 335.76 feet to the Point of Beginning.

with the buildings, improvements, appurtenances, hereditaments, and all other rights thereunto appertaining or belonging, and pay the proceeds thereof to the Clerk of this Court, as provided by law.

You will make due return of this writ, with your proceedings endorsed thereon, within sixty (60) days from the date hereof.

WITNESS my hand and official seal this 24 day of Oct, 2022.



Custer County Court Clerk,

By: Staci Heunter
DEPUTY

Property Address:

23335 E 1050 RD
WEATHERFORD, OK 73096