

**ORIGINAL
RETURN FOR FILING WITH
CUSTER COUNTY COURT CLERK**

**IN THE DISTRICT COURT CUSTER COUNTY
STATE OF OKLAHOMA**

WASHITA STATE BANK,	)	
	)	
PLAINTIFF,	)	
v.	)	Case No. CJ-2025-115
	)	
GREGORY D. SUTTON, a.k.a. GREGORY	)	
SUTTON, if married, the SPOUSE OF	)	
GREGORY D. SUTTON, ELK VALLEY	)	
ENTERPRISES, INC., OCCUPANTS OF	)	
PREMISES, IF ANY, JANET ROULET,	)	
CUSTER COUNTY TREASURER and the	)	
BOARD OF COUNTY COMMISSIONERS OF	)	
CUSTER COUNTY, OKLAHOMA,	)	
	)	
DEFENDANTS.	)	

SPECIAL EXECUTION AND ORDER OF SALE IN FORECLOSURE

STATE OF OKLAHOMA)
) SS:
COUNTY OF CUSTER)

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

WHERE, on the 20th day of July, 2026, in Cause No. CJ-2025-115, wherein Washita State Bank, was Plaintiff, and, Gregory D. Sutton, a/k/a Gregory Sutton, d/b/a Elk Valley Enterprises, Inc., Janet Roulet, Custer County Treasurer, and the Board of County Commissioners of Custer County were Defendants; and the said plaintiff filed a decree of foreclosure mortgage upon the following described real property, situated in Custer County, Oklahoma, described as follows:

**SURFACE AND SURFACE RIGHTS ONLY IN AND TO:
A tract of land lying in the Northeast Quarter (NE/4) of Section 27,
Township 12 North, Range 17 W.I.M., Custer County, Oklahoma,
being described by metes and bounds as follows: Beginning at a
point 1041.10 feet North of the Southeast corner of the Northeast
Quarter (NE/4) of said Section 27, thence West 333 feet; thence**

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North 145.20 feet; thence East 333 feet; thence South 145.20 feet to the point of beginning. Being identified as Tract 6B and Tract 7A on an unrecorded plat of Earl Smith Industrial Complex in the NE/4 of Section 27, Township 12 North, Range 17 W.I.M., Custer County, Oklahoma;

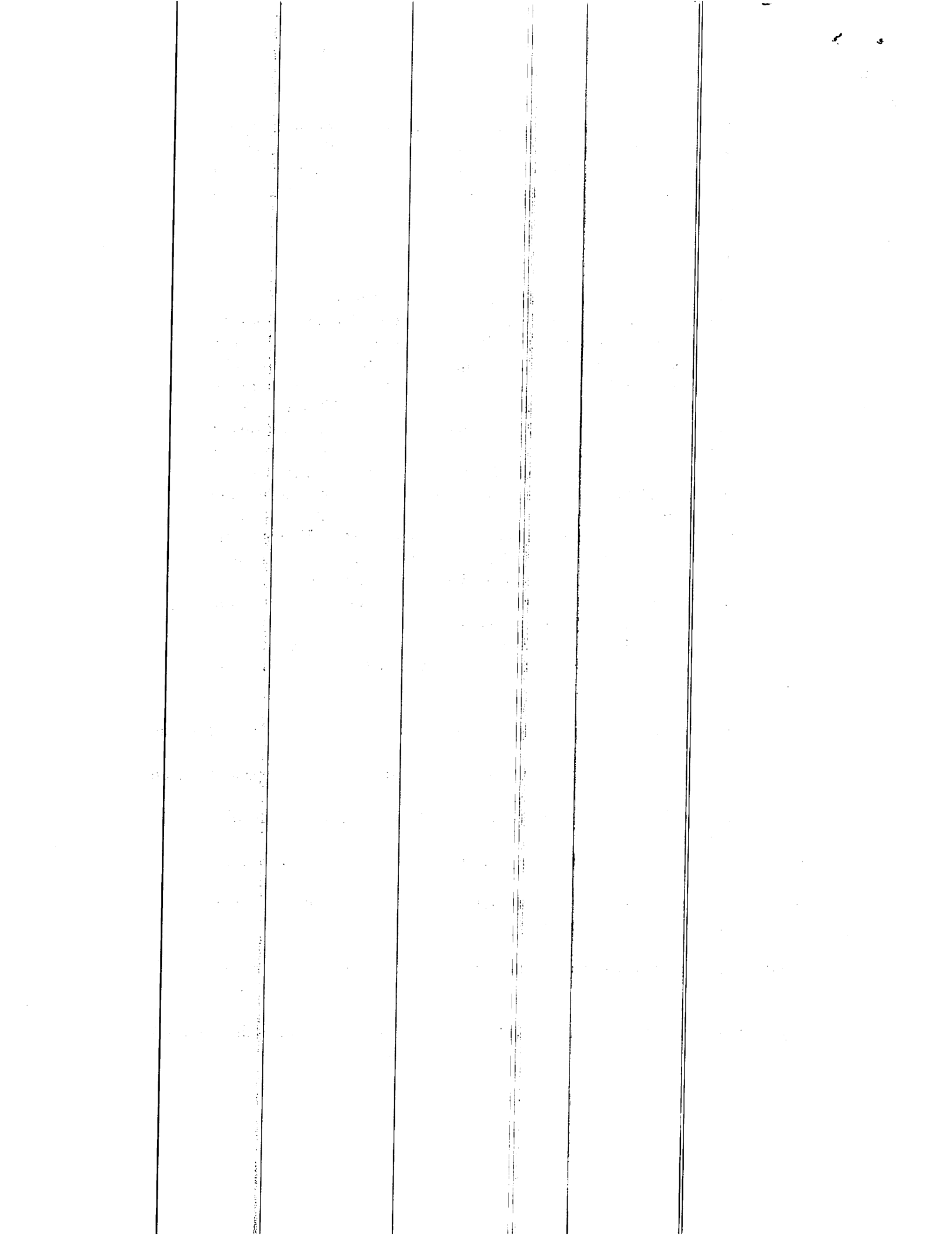
and,

SURFACE AND SURFACE RIGHTS ONLY IN AND TO:

A tract of land in the Northeast Quarter (NE/4) of Section 27, Township 12 North, Range 17 W.I.M., Custer County, Oklahoma, being described by metes and bounds as follows: Beginning at a point 1060.70 feet North and 333.00 feet West of the Southeast corner of the said Northeast Quarter of Section 27; thence West 271.71 feet; thence N 6°07'40" E a distance of 201.15 feet; thence East 250.24 feet; thence South 200.00 feet to the point of beginning, containing 1.1982 acres and being subject to a 25 foot roadway easement along the East side and a 30 foot drainage and utilities easement along the westerly side. LESS AND EXCEPT a tract of land lying in the Northeast Quarter (NE/4) of Section 27, Township 12 North, Range 17 W.I.M., Custer County, Oklahoma, described by metes and bounds as follows: Beginning at a point 1163.70 feet North and 333.00 feet West of the Southeast corner of said Northeast Quarter (NE/4) of Section 27; thence West a distance of 260.65 feet; thence N 6°07'40" E a distance of 97.56 feet; thence East a distance of 250.24 feet; thence South a distance of 97.00 feet to the point of beginning.

Directing that the same be sold separately by the Custer County Sheriff on the 1st Floor Hall of the Custer County Courthouse, 675 West "B" Street, Arapaho, Oklahoma, 73620, with appraisalment, and to apply the proceeds arising there from as follows:

- First: To the payment of delinquent taxes owed to Custer County, Oklahoma;
- Second: To the payment of the costs including, but not limited to, plaintiff's attorneys fees, herein accrued and accruing;
- Third: To the payment of the judgment and lien of the Plaintiff in the amounts herein set out;
- Fourth: The balance, if any, to be paid to the Clerk of this Court, to await the further order of the Court.



NOW, THEREFORE, this is to command you that you proceed to levy upon, advertise and sell, separately with appraisal, according to law, and as directed by said judgment, the land and tenements hereinbefore described and apply the proceeds arising from said sale as directed by said judgment as aforesaid, and make due return of this writ with your proceedings endorsed thereon, showing the manner in which you have executed the same.

IN WITNESS WHEREOF, I have hereunto set my hand and affixed the seal of said Court at my office in the City of Arapaho, in Custer County, on this 27, day of July, 2026.

Staci Hunter
By: Jew Cuts - Deputy
COURT CLERK



1. The first part of the document is a list of names and addresses. The names are written in a cursive hand, and the addresses are written in a more formal, printed hand. The list is organized into two columns, with names on the left and addresses on the right. The names are: John Smith, James Brown, William Jones, and Thomas White. The addresses are: 123 Main Street, New York, NY; 456 Elm Street, New York, NY; 789 Oak Street, New York, NY; and 101 Pine Street, New York, NY.

