

ORIGINAL
RETURN FOR FILING WITH
CUSTER COUNTY COURT CLERK

IN THE DISTRICT COURT OF CUSTER COUNTY
STATE OF OKLAHOMA

**DEUTSCHE BANK NATIONAL TRUST
COMPANY, AS TRUSTEE FOR MORGAN
STANLEY ABS CAPITAL I INC. TRUST
2006-NC3,**

Plaintiff,

vs.

**UNKNOWN HEIRS, EXECUTORS,
DEVISEES, TRUSTEES AND ASSIGNS, if
any, of Robert Duree, deceased;
COURTNEY DUREE; and
UNKNOWN OCCUPANTS, if any, of 517 N
2nd St, Weatherford OK 73096;**

Defendants.

Case No. CJ-2025-00040
Judge Donna L. Dirikson

SPECIAL EXECUTION AND ORDER OF SALE

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

GREETINGS:

WHEREAS, on September 22, 2025, in the above styled cause, the Court entered judgment to enforce a mortgage lien upon the following described real property, to-wit:

**All of Lot THREE (3), EXCEPT the North 7.27 feet, in Block SIX (6), of COLLEGE
HEIGHTS SECOND ADDITION, to the City of Weatherford, Custer County,
Oklahoma**

Property Address: 517 N 2nd St., Weatherford, OK 73096

the Plaintiff having a judgment *in rem* against the real estate and premises herein sued upon in the sum of \$68,453.65 comprised of a principal balance of \$57,263.47, accrued interest thereon through October 08, 2025 in the sum of \$3,647.89; accruing interest thereafter at 4.71% per annum or as adjusted by the Note and Mortgage until paid; the further sum of \$3,650.00 as a reasonable attorney's fee; and for all advances by the Plaintiff, if any, for taxes, insurance premiums, or expenses necessary for the preservation of the subject property; and for all costs of this action; and for any reasonable attorney's fees and costs incurring during the enforcement of the judgment; and a judgment of foreclosure of its first mortgage lien against the Defendant and to have said mortgage declared a valid first, prior and superior lien upon the real property, improvements, buildings, appurtenances, hereditament and all other rights appertaining thereto, as hereinabove described, for and in the amounts above set forth, and ordering said real property sold with appraisement, as provided in said mortgage by law, subject to real estate ad valorem taxes, if any, to satisfy said indebtedness secured thereby, and forever barring the Defendants from any right, title, equity or interest in or to said real estate therein described adverse to the title of the purchaser at said sale, and that said lien be and the same is hereby foreclosed and the mortgage is hereby canceled in judgment; and,

СТЕРИЛЬ СОЛИД СОЛКИ СТЕРИ

ВЕТЕРИНАРНО-ЛЕКАРНИК

CUSTOMER SERVICE CENTER
BETWEEN THE EYES AND THE
ORIGINAL

WHEREAS, the judgment in favor of the Plaintiff remains wholly unpaid, and the Plaintiff has demanded a Special Execution and Order of Sale to issue in accordance with said judgment.

NOW, THEREFORE, you are hereby commanded to cause the said real property to be appraised and sold according to the judgment and law, subject to unpaid taxes and advanced preservation expenses, if any, and make return of this Order with your certificate thereon show the manner in which you have executed the same within sixty (60) days from the date hereof.

DATED this 8 day of Oct, 2025.

Stacio Hunter, Court Clerk
Custer County, Oklahoma



BY:

Stacio Hunter

_____, Deputy