

ORIGINAL  
RETURN FOR FILING WITH  
CUSTER COUNTY COURT CLERK

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

LAKEVIEW LOAN SERVICING, LLC

Plaintiff,

vs.

PETE MARTINEZ, et al.

Defendant(s)

No: CJ-2023-65

**SPECIAL EXECUTION AND ORDER OF SALE**  
**(WITH APPRAISEMENT)**

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

GREETINGS:

WHEREAS, on the 2<sup>nd</sup> day of January, 2024, 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:	\$90,259.13
Date of Default	March 1, 2023
Interest Due From	February 1, 2023
Interest Rate(s)	4.37500 %
Fees & Costs of this Action:	
Attorney fees	\$2,700.00
*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 appraisal, 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 described lands and tenements situated in Custer County, State of Oklahoma, and described as follows:

THE EAST HALF OF LOTS 24, 25, 26, AND 27, BLOCK 14,  
BROADWAY HEIGHTS SUBDIVISION OF BLOCKS 14, 15,  
AND 16, OF THOMPSON'S ADDITION, TO THE CITY OF  
CLINTON, CUSTER COUNTY, OKLAHOMA, ACCORDING  
TO THE RECORDED PLAT THEREOF.

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 9 day of Jan, 2024.



Custer County Court Clerk,

By: Staci Hunt

DEPUTY

Property Address:

1513 W MODELLE AVE  
CLINTON, OK 73601