

Real Estate Auction

HUNTING AND RANCHING PROPERTY NORTH OF ERICK, OKLAHOMA

SATURDAY, JUNE 8, 2024 • 10:00 A.M.

SALE LOCATION: Beckham County Activity Barn, Sayre, Oklahoma (Located East of the Historic Beckham County Courthouse)

PROPERTY LOCATION: From the Intersection of Interstate 40 and Highway 30 at Erick, Oklahoma, Go North 8 Miles, then 6 Miles West on County Road #E1160 then .5 Miles South on County Road #N1680 to Property located on East Side of Road. Watch for Auction Signs

AUCTIONEER'S STATEMENT: If you are searching for a good hunting, ranching property or good home, you should definitely consider this property that is located within a half mile of the North Fork of the Red River. We invite you to attend this special auction.

TRACT 1: West Half of the Northwest Quarter (W2 NW4) of Section Twenty (20), Township 10 North, Range 26 W.I.M., Beckham County, Oklahoma (Surface Only) 80.00 Acres M.O.L.

PROPERTY DESCRIPTION: This property offers both hunting and ranching opportunities. This would be a good addition to a ranching operation. We invite you to attend this special auction.

TRACT 2: Southwest Quarter (SW4) of the Section Twenty (20), Township 10 North, Range 26 W.I.M., Beckham Count, Oklahoma (Surface only) 160 Acres M.O.L.

PROPERTY DESCRIPTION: TThis property offers both hunting and ranching opportunities. This would be a good addition to a ranching operation.

TRACT 3: Southeast Quarter (SE4) of the Section Twenty (20), Township 10 North, Range 26 W.I.M., Beckham County, Oklahoma (Surface only) 160 Acres M.O.L.

PROPERTY DESCRIPTION: This property offers both hunting and ranching opportunities. This would be a good addition to a ranching operation.

REAL ESTATE TERMS: 15% of the purchase price will be placed in escrow day of sale. Possession will be at closing.

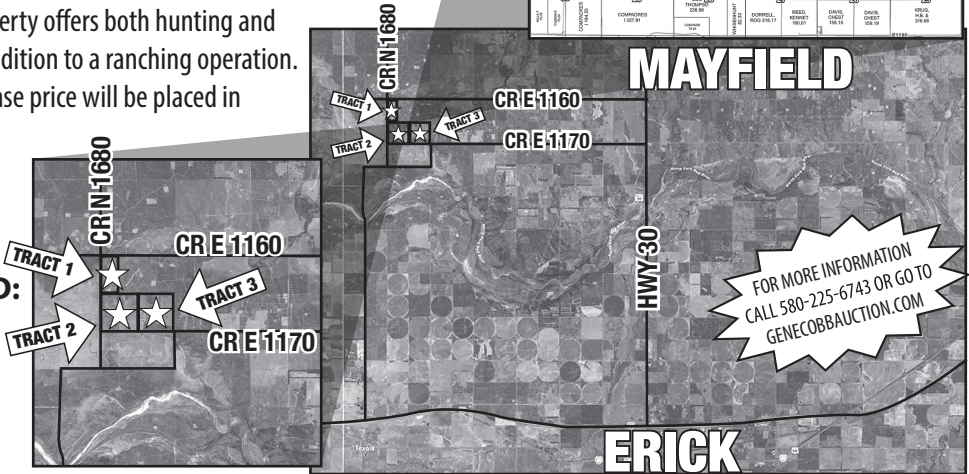
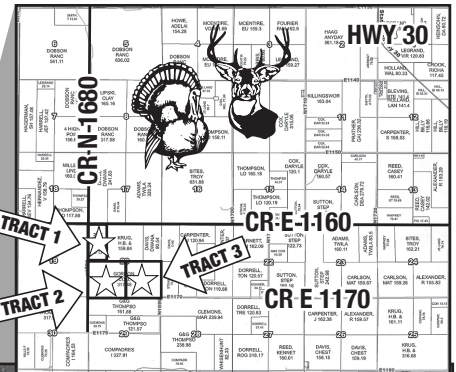
All measurements are approximate.

Subject to the conformation of the district court.

(Selling surface only)

BROKER PARTICIPATION INVITED:

Brokers must pre-register client 48 hours in advance of auction.



FOR MORE INFORMATION
CALL 580-225-6743 OR GO TO
GENECOBBAUCTION.COM



OWNER: COLLEEN GORDON ESTATE



Gene Cobb Auction & Realty

Richard E. Cobb, CAI, AARE • Auctioneer/Real Estate Broker • Certified Appraiser

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Every effort has been made to assure the accuracy of the information with no guarantee of authenticity.

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