

ORIGINAL

RETURN TO COURT CLERK ISSUED

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

Deputy

Anna Howell Court Clerk

8-6-21

**DEUTSCHE BANK NATIONAL TRUST
COMPANY, AS TRUSTEE FOR ARGENT
SECURITIES INC., ASSET-BACKED
PASS-THROUGH CERTIFICATES,
SERIES 2005-W3,**

Plaintiff,

vs.

**PAUL SANDOVAL;
MICHELE SANDOVAL;
PORTFOLIO RECOVERY ASSOCIATES,
LLC;
UNKNOWN OCCUPANTS, if any, of 1601
W B Ave, Elk City, OK 73644;**

Defendants.

Case No. CJ-2019-00115

Judge Jill C. Weedon

SPECIAL EXECUTION AND ORDER OF SECOND ALIAS SALE

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

GREETINGS:

WHEREAS, on March 25, 2020, in the above-styled cause, the Court entered judgment to enforce a mortgage lien upon the following described real property, to-wit:

**LOTS 22, 23, AND 24, BLOCK 9 OF THE JONES AND
BRADLEY ADDITION TO THE CITY OF ELK CITY,
BECKHAM COUNTY, OKLAHOMA**

Property Address: 1601 W B Ave, Elk City, OK 73644

the Plaintiff having a judgment *in personam* against Paul Sandoval and *in rem* against the real estate and premises in the sum of \$51,908.80 comprised of a principal balance of \$41,968.91, accrued interest thereon through October 18, 2019, in the sum of \$2,387.25; accruing interest thereafter at 7.9750% per annum or as adjusted by the Note and Mortgage until paid; the further sum of \$2,700.00 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 appraisal, 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,

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.

WITNESS my hand and official seal in Beckham County, Oklahoma, this 6th day of August, 2021.

Donna Howell, Court Clerk

By: Audra Lourance

