

ORIGINAL
RETURN TO COURT CLERK

IN THE DISTRICT COURT OF BECKHAM COUNTY
STATE OF OKLAHOMA

ISSUED

1 3 GREAT PLAINS NATIONAL BANK,
2 4 a Corporation,
3 4 Plaintiff,

5 5 vs.

6 6 BILLY S. BROWN; RITZELL L. BROWN;
7 7 JOHN DOE AS OCCUPANT OF THE
8 8 PREMISES, JANE DOE AS OCCUPANT
9 9 OF THE PREMISES; STATE OF
10 OKLAHOMA ex rel OKLAHOMA
11 TAX COMMISSION; AND LVNV
12 FUNDING, LLC,
13 Defendants.

On 1-8-26
Donna Howell, Court Clerk
Deputy MB

Case No. **CJ-2025-85**

ALIAS SPECIAL EXECUTION ORDER OF SALE WITH APPRAISEMENT

12 STATE OF OKLAHOMA TO: Sheriff of Beckham County, OK

13 GREETINGS:

14 WHEREAS, on the 17th day of December, 2025, in the above styled action, the Plaintiff
15 recovered a judgment in personam against the Defendants, Billy S. Brown and Ritzell L. Brown, in the
16 sum of \$507,260.94 plus daily interest thereon at a rate of \$125.24 per day from and after the 21st day
17 of August, 2025, until paid on said Promissory Note and Mortgage, and the further sum of \$5,775.00
18 in attorney's fees plus preliminary abstracting costs advanced by the Plaintiff and the further sum of
19 \$12,633.00 for 2024 ad valorem taxes advanced by the Plaintiff plus all sums advanced by the Plaintiff
20 for insurance on the subject property and for all costs of this action, accrued and accruing, and a
21 judgment in rem against the remaining Defendants and further recovered a judgment against Billy Scott
22 Brown in CJ-2025-86, Beckham County, State of Oklahoma, in which a judgment lien was filed in
23 office of the Beckham County Clerk on December 3rd, 2025 and recorded in Book 2472, page 800 in
24 the sum of \$89,861.71 plus interest as provided by law from and after November 20th, 2025, plus costs
25 of \$227.70, plus attorneys fees of \$2,500.00 on its first cause of action and further the sum of \$84,674.13
26 plus interest as provided by law from and after November 20th, 2025 plus costs of \$227.70 plus attorneys
27 fees of \$2,500.00 on its second cause of action and further recovered a judgment, decreeing Plaintiff's
28 mortgage set up and sued upon to be a first and prior lien upon the real estate and premises hereinafter

1 described and for the full amount of judgments as above set forth, foreclosing said liens and ordering
2 that said judgments be not fully paid, a Special Execution and Order of Sale issue from the Office of
3 the Court Clerk directed to the Sheriff of Beckham County, State of Oklahoma, commanding said Sheriff
4 to levy upon, advertise and sell said real estate with appraisement as provided by law.

5 WHEREAS, judgments in favor of the Plaintiff remains wholly unpaid, and the Plaintiff has
6 filed its written Alias Praeclipe in this cause directing that a Alias Special Execution and Order of Sale
7 with appraisement issue in accordance with said judgment and as required by law.

8 NOW, THEREFORE, THESE ARE TO COMMAND YOU to levy upon and cause to be
9 appraised and sold, subject to unpaid taxes, if any, in accordance with said judgment, and as provided
10 by law required, the following described lands and tenements situated in Beckham County, State of
11 Oklahoma, and described as follows, to-wit:

12 A tract of land lying in Sections 19 and 30, Township 12 North,
13 Range 21 West of the Indian Meridian, Beckham County, Oklahoma, more particularly
14 described by metes and bounds as follows:
15 Beginning at the Northwest Corner of the Southwest Quarter of Section 19;
16 Thence South 39°33'53" East a distance of 1435.68 feet;
17 Thence South 35°56'13" East a distance of 213.06 feet;
18 Thence South 28°14'58" East a distance of 178.70 feet;
19 Thence South 10°51'33" East a distance of 141.20 feet;
20 Thence South 00°30'55" West a distance of 1079.65 feet to a point on the North line of
21 said Section 30;
22 Thence South 00°30'55" West a distance of 3533.04 feet;
23 Thence South 03°50'57" East a distance of 407.86 feet;
24 Thence South 00°18'34" West a distance of 88.83 feet;
25 Thence South 56°12'07" West a distance of 1514.76 feet;
26 Thence North 00°56'02" East a distance of 4892.94 feet to the Northwest Corner of said
27 Section 30;
28 Thence North 00°56'02" East a distance of 2634.31 feet, to the Point of Beginning; less
and except all of the oil, gas, and other minerals;

22 and pay the proceeds thereof to the Clerk of this Court, as provided by law.

23 You will make due return of this writ with your proceedings endorsed thereon within sixty (60)
24 days from today's date.

25 WITNESS MY HAND AND OFFICIAL SEAL at my office in Sayre, Oklahoma, this 8th
26 day of January, 2026.

27 Donna Howell, Court Clerk

28

By: Misty Bond
Deputy