

ORIGINAL

RETURN TO COURT CLERK
IN THE DISTRICT COURT WITHIN AND FOR BECKHAM COUNTY
STATE OF OKLAHOMA

ISSUED
On 1-23-26
Diana Howell, Court Clerk
Deputy BB

ROCKET MORTGAGE, LLC F/K/A
QUICKEN LOANS, LLC F/K/A QUICKEN
LOANS INC.,

Plaintiff,

vs.

CASE NO. CJ-25-91

JAMES KEVIN DUNGAN;
SPOUSE, IF ANY, OF JAMES KEVIN
DUNGAN;
OCCUPANT(S) OF THE PREMISES;

Defendants.

SPECIAL WRIT OF EXECUTION AND ORDER OF SALE

To the Sheriff of Beckham County, Oklahoma:

Pursuant to the judgment rendered on January 7, 2026, in favor of Plaintiff and against James Kevin Dungan, directing the foreclosure of the mortgage or lien on the property described herein:

A tract of land lying in the Northeast Quarter (NE/4) of Section Thirteen (13), Township Eight (8) North, Range Twenty-four (24) West of the Indian Meridian, Beckham County, Oklahoma, more particularly described by metes and bounds as follows: Beginning 180 feet West of the NE corner of said NE/4; Thence West 125 feet; Thence South 125 feet; Thence East 125 feet; Thence North 125 feet to the point of beginning.

Common Address: 18492 E 1270 Rd, Sayre, OK 73662

You are hereby commanded, in accordance with the established law of this state, to advertise and sell said property according to the procedures and practices of this Court to satisfy the judgment amount of \$44,520.19, together with accruing interest, costs of this action, attorney's fees, fees and expenses related to the sale, and any other fees and costs incurred by Plaintiff in completing the foreclosure process. Upon completion of the sale, deliver to the purchaser a deed for said property.

You are hereby directed to cause the above-described real property to be appraised and then sold according to law.

You are further directed to make due return to this Court of your proceedings under this writ within sixty (60) days from the date hereof, in compliance with OKLA. STAT. TIT. 12 § 802 of the Oklahoma Statutes.

Dated this 23 day of January, 20 26.

DONNA HOWELL

Beckham County Court Clerk

By: Bailey Gulliland
Deputy Court Clerk



Received at 1600 on this 23rd day of January, 20 26.

Derek Manning
Sheriff of Beckham County

By: Sonya Blagg
Deputy Sheriff