

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

WASHITA STATE BANK,

Plaintiff,

-vs-

PRIDEX PROPERTIES, LLC;  
CHRISTOPHER POINDEXTER;  
BARBARA POINDEXTER;  
THE FIRST BANK OF OKARCHE;  
SAYRE INDUSTRIAL AUTHORITY, a  
public trust for the benefit of the CITY OF  
SAYRE, OKLAHOMA; and  
BANK OF COMMERCE,

Defendants.

CASE NO. CJ-2020-4

Judge Jill C. Weedon

**NOTICE OF SALE**

TO: Above-named Defendants and All Persons Having or Claiming an Interest in the Real  
Property

PLEASE TAKE NOTICE that the Sheriff of Beckham County will sell the real property  
described below to satisfy a judgment in the above-entitled action.

**A tract of land situated in the West Half (W/2) of Section Twenty-seven (27), Township Ten (10) North, Range Twenty-three (23) West of the Indian Meridian, Beckham County, Oklahoma, more particularly described by tracts as follows: Beginning at the SW corner of the NW/4 of said Section 27; Thence N00°28'06"E with the West line of said NW/4 a distance of 174.05 feet; Thence N89°53'38"E (Measured) N89°25'46"E (Record) a distance of 724.18 feet; Thence S00°03'49"W a distance of 153.21 feet; Thence S44°34'08"W a distance of 306.86 feet; Thence S89°53'38"W (Measured) S89°25'26"W (Record) a distance of 328.40 feet; Thence N00°28'06"E a distance of 141.83 feet; Thence S89°55'54"W a distance of 183.0 feet to a point on the West line of said SW/4 of said Section 27; Thence N00°04'47"E with said West line a distance of 55.45 feet to the Point of Beginning.**

**commonly referred to as 2200 North Electra, Sayre, OK 73662;**

The real property will be offered for sale for cash at public auction to the highest bidder to take place on:

Time: 10:00 a.m.

Date: 9<sup>th</sup> day of February, 2021

Place: Beckham County Courthouse

The real property has been appraised as required by law at a real value of \$1,700,000.00  
Sale will be made pursuant to a Special Execution and Order of Sale issued in accordance with judgment entered in the District Court of Beckham County, Oklahoma, in Case No. CJ-2020-4, entitled Washita State Bank, Plaintiff, v. Pridex Properties, LLC, Christopher Poindexter, Barbara Poindexter, The First Bank of Okarche, Bank of Commerce and Sayre Industrial Authority, a public trust for the benefit of the City of Sayre, Oklahoma, being all of the Defendants and persons holding or claiming any interest or lien in the subject property.

Dated: 12/31/20

Derek Manning  
Sheriff of Beckham County

Sonya Blagg  
Deputy

Sally E. Garrison, OBA # 18709  
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*Attorney for Plaintiff*

**INSTRUCTIONS TO PUBLISHER:** First publication of this Notice must be more than thirty (30) days prior to the date of the Sheriff's Sale, in accordance with 12 O.S. §764.

Publish once a week for two consecutive weeks. Please provide one printed copy of the Notice to Attorney for Plaintiff immediately after the first publication.