

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

CARRINGTON MORTGAGE SERVICES,
LLC,

Plaintiff,

vs.

DAVID R. BYRLEY;
SPOUSE, IF ANY, OF DAVID R. BYRLEY;
UNITED STATES OF AMERICA EX REL
RURAL HOUSING SERVICE;
OCCUPANT(S), IF ANY, OF THE
PREMISES;

Defendants.

CASE NO. CJ-23-201

FILED

MAR 01 2024

KARMA SAPP
DELAWARE CO. COURT CLERK

SPECIAL WRIT OF EXECUTION AND ORDER OF SALE

To the Sheriff of Delaware County, Oklahoma:

Pursuant to the judgment rendered on February 13, 2024, in favor of Plaintiff and against David R. Byrley, directing the foreclosure of the mortgage or lien on the property described herein:

LOT TWO (2), IN BLOCK TWO (2) IN ALLEN'S SECOND ADDITION, A SUBDIVISION IN DELAWARE COUNTY, OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF.

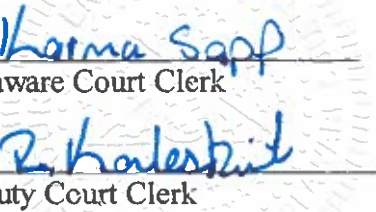
Common Address: 102 Hickory Street, Afton, OK 74331

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 \$34,907.74, 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 60 days from the date hereof, in compliance with OKLA. STAT. TIT. 12 § 802 of Oklahoma Statutes.

Dated this 1 day of March 2024.


Karna Sapp
Delaware Court Clerk
by R. Koleski
Deputy Court Clerk

Received at _____ on this _____ day of _____, 20_____.

Sheriff of Delaware County
by _____
Deputy Sheriff

FILED

APR 03 2024

KARMA SAPP
DELAWARE CO. COURT CL

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

CARRINGTON MORTGAGE SERVICES,
LLC,

Plaintiff,

-vs-

CASE NO. CJ-23-201

DAVID R. BYRLEY;
SPOUSE, IF ANY, OF DAVID R. BRYLEY;
UNITED STATES OF AMERICA EX REL.
RURAL HOUSING SERVICE;
OCCUPANT(S), IF ANY, OF THE
PREMISES;

Defendants.

APPRAISEMENT OF REAL ESTATE UNDER EXECUTION

The State of Oklahoma to:

Pam Bohall, Sabrina Yocham, Lucinda
Sixkiller

Appointment: You are hereby appointed as appraisers to inquire into and upon actual view,

make and return to me a fair and impartial estimate of the real value of the lands and tenements
below described by me, levied upon by virtue of the special execution issued in the above-entitled
cause.

Dated this 19TH day of March 2024

[Signature]
Sheriff of Delaware County
undersheriff
by [Signature]
Deputy Sheriff

Oath: I state under oath that I am a resident of Delaware County, Oklahoma, and I have no
interest in the above matter. I will, upon actual view thereof, make and return a fair and impartial
estimate of the real value of the lands and tenements.

Pam L. Behall Johnnie Cochran Al Siskala
APPRAISER APPRAISER APPRAISER

DESCRIPTION OF LANDS LEVIED UPON

LOT TWO (2), IN BLOCK TWO (2) IN ALLEN'S SECOND ADDITION, A SUBDIVISION IN DELAWARE COUNTY, OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF.

Common Address: 102 Hickory Street, Afton, OK 74331

Appraised Value: \$ 40,000-

APPRAISER'S RETURN

We, the undersigned appraisers, hereby certify that upon actual view thereof, appraised the described lands and tenements and estimated the real value thereof to be the sums set opposite and description of each particular tract hereof, in the above inventory, and estimated at the total sum of \$ 40,000-.

Witness our hands this 12th day of March, 2024.

Pam L. Behall Johnnie Cochran Al Siskala
APPRAISER 1 APPRAISER 2 APPRAISER 3

FILED

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

APR 03 2024

KARMA SAPP
DELAWARE CO. COURT CLERK

CARRINGTON MORTGAGE SERVICES,
LLC,

Plaintiff,

-vs-

DAVID R. BYRLEY;
SPOUSE, IF ANY, OF DAVID R. BRYLEY;
UNITED STATES OF AMERICA EX REL
RURAL HOUSING SERVICE;
OCCUPANT(S), IF ANY, OF THE
PREMISES;

Defendants.

CASE NO. CJ-23-201

NOTICE OF SALE

Attention: Defendants and all parties with interest in the listed real property

The Delaware County Sheriff will sell the below-described real property to satisfy a judgment for the indicated action.

LOT TWO (2), IN BLOCK TWO (2) IN ALLEN'S SECOND ADDITION, A SUBDIVISION IN DELAWARE COUNTY, OKLAHOMA, ACCORDING TO THE RECORDED PLAT THEREOF.

Common Address: 102 Hickory Street, Afton, OK 74331

The property will be sold to the highest cash bidder at the public auction:

Time: 10:00 am


Date: JUNE 3, 2024

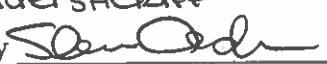
Place: FRONT STEPS OF COOPHOUSE

Appraised real value: 40,000

The sale adheres to the Special Writ of Execution and Order of Sale issued per the judgment in the District Court of Delaware County, Oklahoma, in Case No. CJ-23-201, titled Plaintiff, v. DAVID R. BYRLEY; SPOUSE, IF ANY, OF DAVID R. BRYLEY; UNITED STATES OF

AMERICA EX REL RURAL HOUSING SERVICE; OCCUPANT(S), IF ANY, OF THE PREMISES; all those holding or claiming any interest in the property.



Sheriff of Delaware County
Under Sheriff
by 

Deputy Sheriff

Sally E. Garrison, OBA #18709
Matthew Eads, OBA #35103
Alex S. Rivera, OBA #32269
THE MORTGAGE LAW FIRM, PLLC
421 NW 13th Street, Suite 300
Oklahoma City, OK 73103
Telephone: (405) 246-0602
Facsimile: (405) 698-0007
Anna.Spears@mtglawfirm.com
Kelly.Webb@mtglawfirm.com
Attorneys 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 OKLA. STAT. TIT. 12 § 764. Publish once per week for two (2) consecutive weeks. Provide one (1) printed copy of the Notice to Attorney for Plaintiff immediately after the first publication.

FILED

APR 03 2024

KARMA SAPP
DELAWARE CO. COURT CLERK

IN THE DISTRICT COURT OF DELAWARE COUNTY
STATE OF OKLAHOMA

CARRINGTON MORTGAGE SERVICES, LLC,)	
Plaintiff,)	
v.)	
DAVID R. BYRLEY, et. al.,)	
Defendant(s))	Case No. CJ-23-201

BILL OF APPRAISERS

The undersigned, in response to a certain Appraisalment of Real Estate Under Execution, have duly appraised the real property which is the subject matter of this action, and are therefore due and owing the following sums hereunder, respectively, to-wit:

<u>SABRINA YOCHAM:</u>	\$150.00
P.O. Box 487	
Jay, Oklahoma 74346-0487; and	

<u>LUCINDA SIXKILLER:</u>	\$150.00
7812 E. 431 Rd.	
Eucha, Oklahoma 74342; and	

<u>PAM BOHALL:</u>	\$150.00
1107 Ridgerunner Ct.	
Grove, Oklahoma 74344	

DATED this 14th day of March, 2024.

APPRAISED VALUE:
\$40,000.00