

COPY

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

FILED

AUG 25 2025

KARMA SAPP
DELAWARE CO. COURT CLERK

NATIONSTAR MORTGAGE LLC,

Plaintiff,

-vs-

CASE NO. CJ-2024-00087

ANDREW ERICKSON;
CATHY ERICKSON;
SPOUSE, IF ANY, OF ANDREW
ERICKSON;
REGINALD JON ERICKSON;
UNITED STATES OF AMERICA EX REL
SECRETARY OF HOUSING AND
URBAN DEVELOPMENT;
OCCUPANT(S), IF ANY, OF THE
PREMISES;

Defendants.

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 Ten (10), Block One (1), JOHN COX FIRST, an Addition to the Town of Grove, a Subdivision, according to the recorded Plat thereof, Delaware County, Oklahoma.

Common Address: 603 E 4th Pl, Grove, OK 74344

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

Time: 10:00 a.m.

Date: 29th day of September, 2025

Place: Delaware County Courthouse, Front Steps

Appraised real value: \$ 145,000.00

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-2024-00087, titled Plaintiff,

v. ANDREW ERICKSON; CATHY ERICKSON; SPOUSE, IF ANY, OF ANDREW ERICKSON; REGINALD JON ERICKSON; UNITED STATES OF AMERICA EX REL SECRETARY OF HOUSING AND URBAN DEVELOPMENT; OCCUPANT(S), IF ANY, OF THE PREMISES; all those holding or claiming any interest in the property.



Thurman Ray Thomas
Sheriff of Delaware County

By: Lisa Reed *LS*
Deputy Sheriff

Sally E. Garrison, OBA #18709
Alex S. Rivera, OBA #32269
Amy R. Sullivan, OBA #35938
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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.