

# ESTATE AUCTION

Saturday, June 20, 2009 –10:00 a.m.

400 Broadway at corner of

Broadway &  
Speck,  
Vici, OK



Three bedroom brick home with detached two car finished garage on corner lot. Central Heat & Air. Close to school and downtown area.

**LEGAL DESCRIPTION:** Lots 20 & 21, Blk 33, Vici, OK

**REAL ESTATE TERMS:** 5% of purchase price escrowed sale day with balance due upon proof of clear title. Announcements made sale day supersede all advertisements. Buyers should arrange financing and satisfy themselves with size, location and boundaries etc., prior to sale day. All information given comes from resources we believe to be reliable but in no way is guaranteed. Seller will provide current abstract and guarantee marketable title. Taxes will be prorated to the day of closing. To see this property contact Buck Hutchens 580-273-3202.

**Seller: Marion F. Pickering Trust**



Mooreland, OK 580-994-6004 • 580-254-3975

Auctioneer – Ira Y. Smith – R.E. Broker

Member of OSAA and NAA

David Bay • Kenny Rounds • Andy Ferguson • H.Y. Smith • Buck Hutchens

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