

PUBLISH IN MCALESTER NEWS-CAPITAL & DEMOCRAT

(NOTE TO PUBLISHER: Publish for two consecutive weeks, the first publication date to be at least thirty (30) days prior to the date of Sheriff's Sale. On publication, send copy to Plaintiff's attorney immediately.)

WELLS FARGO BANK, N.A.,
Plaintiff,

v.

MELISSA L. HIGHTOWER A/K/A MELISSA
HIGHTOWER; SPOUSE, IF ANY, OF MELISSA L.
HIGHTOWER; AND JOHN DOE, OCCUPANT
Defendant(s).

COPY

Case No. CJ-2022-133

Judge Tim Mills

NOTICE OF SHERIFF'S SALE

NOTICE IS GIVEN to Melissa L. Hightower; Spouse, if any, of Melissa L. Hightower; John Doe, Occupant, and their unknown successors and assigns, that on Jan 19 2023 at 10 a. m., at The front lobby the County Courthouse at the County Courthouse in McAlester, Pittsburg County, Oklahoma, the Sheriff of said County will offer for sale and sell for cash at public auction to the highest and best bidder, with appraisalment, all that certain real estate in Pittsburg County, Oklahoma, to wit:

THE WESTERLY 15 FEET OF LOT 3 AND THE EASTERLY 40 FEET OF LOT 4, IN BLOCK 472, IN THE CITY OF MCALESTER, FORMERLY SOUTH MCALESTER, PITTSBURG COUNTY, STATE OF OKLAHOMA.

PROPERTY ADDRESS: 802 E. Delaware Avenue, McAlester, OK 74501

subject to taxes and tax sales, said property being duly appraised at \$ 79,000.

Sale will be made pursuant to an Order of Sale issued upon a judgment entered in the District Court of Pittsburg County, Oklahoma, in Case No. CJ-2022-133, wherein Wells Fargo Bank, N.A. is Plaintiff and Melissa L. Hightower is/are Defendant(s) to satisfy said judgment in the sum of \$59,772.53 together with interest at 4.5% per annum from July 1, 2020, including late charges, a reasonable attorney's fee, and all necessary funds advanced by said Plaintiff accrued or accruing hereafter through completion of this action.

If the sale is set aside for any reason, the Purchaser at the sale shall be entitled only to a return of the deposit paid. The Purchaser shall have no further recourse against the Mortgagor, the Mortgagee or the Mortgagee's attorney.

WITNESS MY HAND this 14 day of November, 2022.

BY: Chris Morris
Sheriff

BY: Julia Roberts
Undersheriff/Deputy

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