

Public Notice

NOTICE OF SALE—TIME AND PLACE OF SALE

TO THE FOLLOWING PARTIES:

Jorge Torres
3601 Mountcastle Dr.
Fort Worth, TX 76119

RE: Contract for Deed (“hereinafter “Note”) dated July 28, 2022, from **JORGE TORRES**, as mortgagor (the “Mortgagor”), to **HIGH PRAIRIE INVESTMENTS, LLC**, as mortgagee (the “Mortgagee”) and filed in the office of the County Clerk of Love County, Oklahoma on November 7, 2022, and recorded as Document No. I-2022-003064 at Book 944 Page 808 et seq. (hereinafter the “Mortgage”).

TO: Jorge Torres:

This “Notice of Sale—Time and Place of Sale” is being given pursuant to Title 46, O.S., § 45. Attached hereto is the Affidavit required by Title 46, O.S., § 45.

A default has occurred under the terms of the Contract for Deed, under which the default has occurred, such default being a failure to make payments due, and/or as otherwise specified in the Notice of Intent to Foreclose by Power of Sale dated August 18, 2026.

HIGH PRAIRIE INVESTMENTS, LLC (“Mortgagee”) has elected to use the remedy available pursuant to the Power of Sale Mortgage Foreclosure Act (the “Act”) as described in Title 46, O.S., §§ 40 to 49, inclusive.

The legal description of the property as it appears in the Mortgage and any street address of the property is described as follows:

Tract 44 in High Prairie Estates, containing 5.03 acres, A tract of land that is part of the NW/4 of Section 26, Township-7-South, Range-2-West of the I.M. Love County Oklahoma, being more particularly described as follows: Commencing from the NW Corner of the NW/4 of Section 26, Thence S 0°19'33" E a distance of 661.64 feet to the POINT OF BEGINNING; Thence N 89°38'09" E a distance of 543.85 feet; Thence S 35°56'06" E a distance of 406.57 feet; Thence S 89°37'40" W a distance of 780.58 feet; Thence N 0°19'33" W a distance of 330.82 feet to the POINT OF BEGINNING. The above-described tract of land contains 5.03 acres, more or less.

PROPERTY ADDRESS (as reflected by the records of Love County): Not Known.

The Property shall be sold on the 6th day of November, 2026, at 11:00 o'clock A.M. at the following address:

Love County Courthouse: First Floor Lobby
405 W. Main St.
Marietta, Oklahoma 73448

The Mortgagor has the right to redeem the Property from foreclosure by paying all principal, interest and other sums secured by the Mortgage to the Mortgagee prior to the execution and delivery of a deed resulting from the intended sale as described in Title 46, O.S., § 47. All other parties to whom this Notice is addressed who claim an interest in the Property are hereby advised that the Property will be sold and that your interests may be terminated by the sale unless you take appropriate legal action.

IF THE PROPERTY SUBJECT TO THIS MORTGAGE IS THE MORTGAGOR'S HOMESTEAD, IT SHALL BE SOLD PURSUANT TO A POWER OF SALE WITHOUT JUDICIAL FORECLOSURE UNLESS, AT LEAST TEN (10) DAYS BEFORE THE PROPERTY IS TO BE SOLD UNDER A POWER OF SALE, THE MORTGAGOR SENDS WRITTEN NOTICE BY CERTIFIED MAIL TO THE MORTGAGEE STATING THAT THE PROPERTY INVOLVED IS THE MORTGAGOR'S HOMESTEAD AND THAT JUDICIAL FORECLOSURE IS ELECTED, AND FILES OF RECORD A COPY OF SUCH NOTICE, WHICH CONTAINS A LEGAL DESCRIPTION OF THE PROPERTY, WITH THE COUNTY CLERK OF THE COUNTY WHERE THE PROPERTY IS SITUATED.

IF THE PROPERTY IS SOLD PURSUANT TO A POWER OF SALE, THE MORTGAGOR MAY AVOID A DEFICIENCY JUDGMENT BY SENDING A WRITTEN NOTICE BY CERTIFIED MAIL TO THE MORTGAGEE, AT LEAST TEN (10) DAYS BEFORE THE PROPERTY IS TO BE SOLD UNDER THE POWER OF SALE, THAT STATES THAT THE PROPERTY INVOLVED IS THE MORTGAGOR'S HOMESTEAD AND THAT THE MORTGAGOR ELECTS AGAINST A DEFICIENCY JUDGMENT.

THIS NOTICE CONTAINS IMPORTANT INFORMATION INVOLVING THE PROPERTY OF THE PERSONS OR COMPANIES RECEIVING THE SAME AND SUCH PERSONS OR COMPANIES MAY WANT TO SEEK LEGAL ADVICE.

YOU ARE HEREBY NOTIFIED THAT IF A PURCHASER OTHER THAN THE MORTGAGEE, WHEN REQUIRED BY THE MORTGAGEE, FAILS TO POST CASH OR CERTIFIED FUNDS EQUAL TO TEN PERCENT (10%) OF THE AMOUNT BID FOR THE PROPERTY WITHIN TWENTY FOUR (24) HOURS OF THE SALE, EXCLUDING SUNDAYS AND LEGAL HOLIDAYS, OR OTHERWISE FAILS TO COMPLETE THE SALE, THE MORTGAGEE MAY PROCEED WITH THE SALE AND MAY ACCEPT THE NEXT HIGHEST BID. THE PARTY THAT FAILS TO MAKE SUCH PAYMENT SHALL BE LIABLE TO ANY PERSON WHO SUFFERS LOSS OR EXPENSES, INCLUDING ATTORNEYS' FEES, OCCASIONED THEREBY AND THE MORTGAGEE MAY THEREAFTER IN ANY SALE OF PROPERTY REJECT ANY BID OF SUCH PERSON. THE TEN PERCENT (10%) DEPOSIT SHALL BE PLACED IN ESCROW BY THE MORTGAGEE AND HELD IN ESCROW PENDING COMPLETION OF THE SALE. IN THE EVENT A PURCHASER WRONGFULLY FAILS TO COMPLETE THE TRANSACTION OF SALE WITHIN TEN (10) DAYS OF THE SALE OR A LONGER REASONABLE TIME PERMITTED BY THE MORTGAGEE, ANY DEPOSIT SHALL BE APPLIED FIRST TO THE EXPENSES OF THE SALE AND THE BALANCE TO THE DEBT, AND THE PURCHASER SHALL BE LIABLE TO ANY PERSON WHO SUFFERS LOSS OR EXPENSES, INCLUDING ATTORNEYS' FEES, OCCASIONED BY THE RESALE OF THE PROPERTY.

Gary L. Giessmann, OBA #11318
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Fall weather brings rain....Finally!

By Dianna F. Dandridge-Rystrom
Staff Writer

Blistering days of summer faded early last week as the high temperatures fell from the 100 degree mark to the low to mid 90s.

It is still warm in the late afternoon and into the evening, but the temperatures are far more bearable.

As welcome as the moderate temperatures is the very promising forecast of rain for the next several days.

Some parts of Love County received at least measurable rain on September 26, more people received heavier

amounts the following day. The news gets even better for the parched land with thunderstorms remaining likely through the coming weekend. The recent rains, some often heavy leading to flood warnings, are the results of Hurricane Polo colliding with a slow moving front over the Plains area.

Hurricane Polo moved inland after landing at Baja California Sur Mexico. The system brought heavy rains and some severe storms to the Southern Oklahoma and North Texas area.

Residents should prepare for the possibility of severe storms as the system moves through the area.

Dianna F. Dandridge-Rystrom
With the first touch of rain from Saturday night, new leaves and flowers sprouted, just in time for winter to knock out any chance of more growing on this tree.



According to *Drought.gov*, the rains though welcome will do little to truly impact the drought conditions throughout the state.

Parts of Oklahoma are receiving from one to five inches, providing much needed relief after a brutal summer.

Due to the hard baked ground, dried by the sun for three months or longer, the hard fast rain of the current storms cannot be absorbed immediately and much of the rain simply becomes runoff.

Even that is not a bad thing as the runoff serves a purpose – refilling the dwindling lakes and ponds necessary for agriculture.

Emergency personnel hope the line of these fast sudden downpours remind people to be aware of the dangers of water flowing over roadways and not to play or linger in ditches or creeks that may be subject to flash flooding.

Meteorologists emphasize that it will take multiple large rain events over a prolonged period to officially end the severe to extreme drought gripping the state.

Public Notice

NOTICE TO BIDDERS
ADVERTISEMENT FOR BIDS

BID#2026-3

Notice is hereby given that the Board of Love County Commissioners will accept sealed bids on the following:

BALLOT PRINTING CONTRACT

Board of County Commissioners will make their determinations by information provided by vendors.

Bids will be received until 12:00 p.m. (noon) Thursday, October 22, 2026 in the Office of Love County Clerk, 405 West Main, Suite #203, Marietta, Oklahoma 73448.

Bids will be publicly opened Monday, October 26, 2026 by the Board of County Commissioners.

Bids will be awarded Monday, October 26, 2026 by the Board of County Commissioners.

The Board reserves the right to reject any or all bids and to waive informalities. Bid must be on the official proposal form furnished in the bid packet.

Non-Collusion form, Business Relationship Affidavit must be signed, notarized and returned with bid or bid will not be accepted.

Bid packet may be obtained in person or by mail from the Love County Clerk's Office, 405 West Main, Suite #203, Marietta, Oklahoma 73448 or call 580-276-3023.

/s/ Mike Mayes
Mike Mayes
Chairman Board of County Commissioners

(seal)
/s/ Shelly Russell
Shelly Russell, Love County Clerk

Published in the Marietta Monitor on October 2, 2026.



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Public Notice

IN THE DISTRICT COURT OF LOVE COUNTY, STATE OF OKLAHOMA
ROBERT CARLTON,

Plaintiff,

v.

Case No. CV-26-71

The heirs, executors, administrators, devisees, trustees and assigns, and the unknown heirs, executors, administrators, devisees, assigns and successors, immediate and remote, of:

GEORGE R. CARLTON, deceased, ½ Blood Chickasaw, Roll No. 1721;

MARGARETTE BASS CARLTON, deceased, a non-Indian;

WARREN WADE CARLTON, deceased, a ¼ Blood Chickasaw; and

BONNIE ARLENE CARLTON, deceased, a non-Indian,

Defendants.

NOTICE BY PUBLICATION

STATE OF OKLAHOMA TO: The heirs, executors, administrators, devisees, trustees and assigns, and the unknown heirs, executors, administrators, devisees, assigns and successors, immediate and remote, of: GEORGE R. CARLTON, deceased, ½ Blood Chickasaw, Roll No. 1721; MARGARETTE BASS CARLTON, deceased, a non-Indian; WARREN WADE CARLTON, deceased, a ¼ Blood Chickasaw; and BONNIE ARLENE CARLTON, deceased, a non-Indian.

GREETINGS:

You and each of you are hereby notified that you have been sued in the District Court of Love County, State of Oklahoma, in Cause No. CV-26-71, wherein ROBERT CARLTON is Plaintiff, and the heirs, executors, administrators, devisees, trustees and assigns, and the unknown heirs, executors, administrators, devisees, assigns and successors, immediate and remote, of GEORGE R. CARLTON, deceased, ½ Blood Chickasaw, Roll No. 1721; MARGARETTE BASS CARLTON, deceased, a non-Indian; WARREN WADE CARLTON, deceased, a ¼ Blood Chickasaw; and BONNIE ARLENE CARLTON, deceased, a non-Indian, are Defendants; and the Plaintiff alleges that he is entitled to have his title quieted in and to the following-described real property:

An undivided interest in and to all of the oil, gas and other minerals in and under, and that may be produced from the SE¼ SE¼ of Section 30, Township 6 South, Range 1 East of the I.B.M. in Love County, Oklahoma

And you, the said Defendants, are further notified that unless you answer said petition of the Plaintiff, filed herein against you, on or before November 13, 2026, the allegations of said petition will be taken as true, and a judgment will be entered quieting the title in Plaintiff as prayed for in said petition, and excluding you from any claim in the above-described real property.

Witness my hand this September 24, 2026.

COURT CLERK OF LOVE COUNTY,
OKLAHOMA WENDY HOLLAND
By: /s/ Kim Chavarria
Deputy

(SEAL)

GARVIN AGEE CARLTON, P.C.
Attorneys at Law
P.O. Box 10
Pauls Valley, OK 73075
405-238-1000
FAX 405-238-1001

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We would love to worship with you at
**First United Methodist
Church of Marietta**
603 West Main Street, Marietta • 580-276-3210
Sunday School at 9:45 a.m. • Worship at 11 a.m.
Chicken Foot: 3rd Thursday
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