

# — AUCTION —

## 438± Acre Combination Ranch

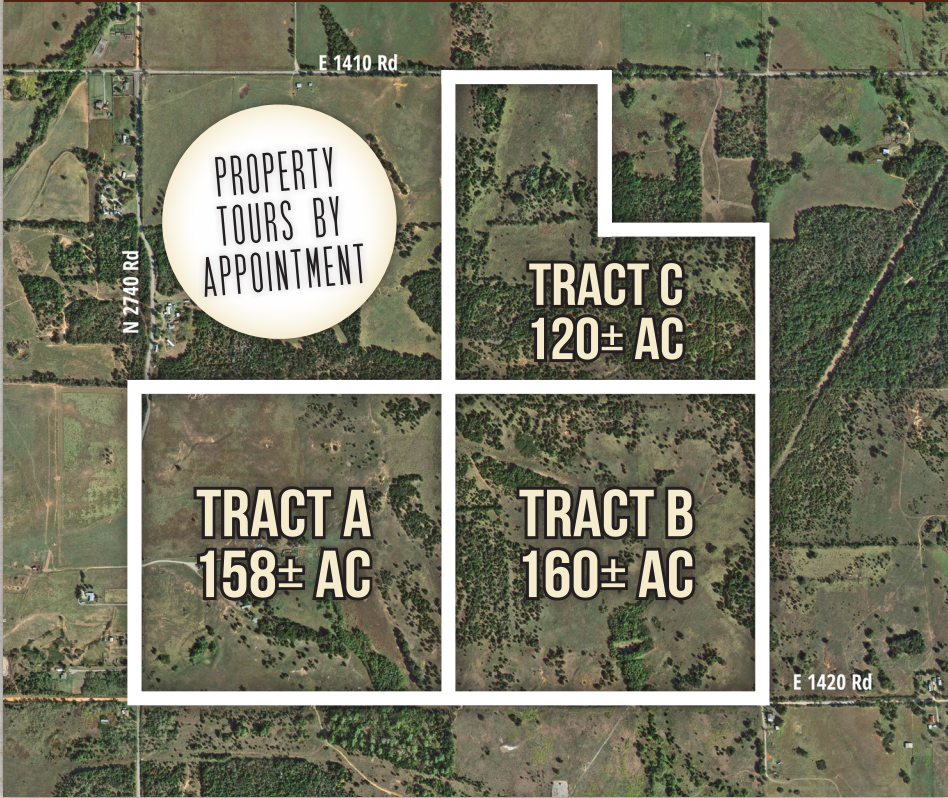
### CADDO COUNTY, OKLAHOMA



**Excellent Grazing, Hunting & Recreational Opportunity!**  
**Buy All or Part! Offered in 3 Tracts from 120± Acres**

# TUES, NOVEMBER 20 • 10 AM

**Auction Location:**  
**Grady County Fairgrounds Community Building,**  
**500 E Choctaw Ave, Chickasha, OK 73018**



- Property Features:**
- Rolling terrain w/ Bermuda grass
  - Excellent ranching opportunity
  - Hunting land
  - Ponds
  - Road access on north, south & west sides
  - 1± mi west of Lake Louis Burtschi State Game Reservation
  - Cement school district
  - Only 10± miles to Chickasha, OK
  - Visit website for topo & soil information

- Tract A: 158± Acres**
- 2,560± sq ft\* brick home
  - Older set of working pens, barns, & sheds
  - Rolling terrain w/ an abundance of Bermuda grass pasture
  - Legal description: SW 25-6N-9W Caddo County, Oklahoma (158± AC)

- Tract B: 160± Acres**
- Rolling terrain w/ an abundance of Bermuda grass pasture
  - Legal description: SE 25-6N-9W Caddo County, Oklahoma (160± AC)

- Tract C: 120± Acres**
- Great for hunting & recreational use
  - Legal description: S/2 NE & NW NE 25-6N-9W (120± AC)

*\*Square footage provided by Caddo County Assessor's Office. Buyer responsible for verifying square footage.*

# — AUCTION —

## 438± Acre Combination Ranch

### CADDO COUNTY, OKLAHOMA

PROPERTY  
TOURS BY  
APPOINTMENT

Excellent Grazing, Hunting & Recreational Opportunity!  
Buy All or Part! Offered in 3 Tracts from 120± Acres

## TUES, NOVEMBER 20 • 10 AM



**Buford Resources**  
Real Estate  
& Auction

Craig Buford, Broker/Auctioneer

**405-833-9499**  
**BufordResources.com**



**Farm Service Co.**

Cody White, Managing Broker

**405-219-0176**  
**FarmServiceRealEstate.com**

VISIT WEBSITE FOR FULL TERMS. EACH OFFICE INDEPENDENTLY OWNED AND OPERATED.

