

LEGALS

Alcoholic Beverage Laws Enforcement Commission

Notice Of Intention To Apply For An Alcoholic Beverage License

In accordance with Title 37A, Oklahoma Statutes, Section 2-141, Alpha Barkeepsake 25071 S 630 Rd Grove Oklahoma 74344, a Limited Liability Company, hereby publishes notice of its intention to apply within sixty days from this date to the Oklahoma Alcoholic Beverage Laws Enforcement Commission for a Mixed Beverage License under authority of and in compliance with the said Act: That it intends, if granted such license to operate as a Mixed Beverage establishment with business premises located at 558 West 3rd St. in Grove, Delaware County, Oklahoma under the business name of R Bar.

Dated this 29th day of April, 2026.
/s/ Drake Turner
County of Buffalo, State of Nebraska.

Before me, the undersigned notary public, personally appeared: Drake Turner to me known to be the person described in and who executed the foregoing application and acknowledged that he executed the same as his free act and deed.

/s/ Nathan K Dorsey, Notary Public
My Commission expires October 21, 2026.

(Published in the Grove Sun May 1 and 8, 2026)
LPXLP

Advertisement for Bids U.S. Highway 59 Gas Line Relocation

Grove Municipal Services Authority (GMSA) Grove, Oklahoma

GROVE MUNICIPAL SERVICES AUTHORITY GROVE, OKLAHOMA

Sealed proposals will be received by the Grove Municipal Services Authority, Grove, Oklahoma, at their office located at 1201 NEO Loop, Grove, Oklahoma 74344 until Thursday May 28, 2026, at 2:00 p.m. for the U.S. Highway 59 Gas Line Relocation in Grove, Oklahoma at which time and place the proposals will be publicly opened and read aloud. Any bids received after the scheduled time for closing will be returned unopened.

The work includes the following:

Installation of approximately 6700 LF of 6" Steel Gas Line, 9000 LF of 2" HDPE Gas Line, 700 LF of 14" Bore and Casing, 240 LF of 4" Bore and Casing, Regulator Station, and all appurtenances.

Copies of the Plans, Specifications and Contract Documents are on file with the Grove Municipal Services Authority, Grove, Oklahoma and can be seen and obtained online at <http://www.hubengineers.com> or at the Muskogee Office of Holloway, Updike & Bellen, Inc., 818 East Side Blvd., Muskogee, OK 74403; (918) 682-7811. Payment Options: Online Download \$30.00 or 1/2 size Paper Set \$60.00, none of which are refundable. All checks shall be made payable to Holloway, Updike & Bellen, Inc. Each proposal must be accompanied by a Bidder's Bond, or Cashier's Check upon any solvent Bank or Trust Company, payable without reserve to the Grove Municipal Services Authority, Grove, Oklahoma, in an amount not less than five percent (5%) of the total amount of the bid. Bid security of the two low bidders will be retained until approval of contract and execution of satisfactory bonds by the successful bidder, or until other disposition on the bids is made. BIDDER must purchase plans and specifications from Holloway, Updike and Bellen, Inc. either directly for paper plans and specifications or through our website for download. BIDDER must be on plan holders list at Holloway, Updike and Bellen, Inc. in order to submit a bid.

The following bonds will be required from the Contractor:

-Performance Bond to the Full Amount of the Contract Price

-Statutory Public Works Bond for payment of all labor and materials used in the construction of such improvements in the Full Amount of the Contract Price

-One Year Maintenance Bond to the Full Amount of the Contract Price

IMPORTANT - SURETY COMPANIES EXECUTING BONDS MUST APPEAR ON THE TREASURY DEPARTMENTS MOST CURRENT LIST AND BE AUTHORIZED TO TRANSACT BUSINESS IN THE STATE WHERE THE PROJECT IS LOCATED.

The bidder (Proposer) must supply all the information required by the bid or proposal form including completion of the Bidders Certifications and affidavits or his bid will be considered incomplete and therefore rejected.

No bid may be withdrawn after the scheduled closing time for receipt of bids for at least Sixty (60) days.

A mandatory pre-bid meeting will NOT be held.

The Owner reserves the right to reject any or all bids and to waive informalities.

The attention of all bidders is called to the fact that they must meet the requirements and bid in accordance with the laws of the State of Oklahoma governing public works contracts.

As a part of the bid on this project the successful bidder will be required to meet all requirements of the Underground Facilities Damage Prevention Act when engaged in work within the public right-of-way in the same manner as in private right-of-way.

Grove Municipal Services Authority Grove, Oklahoma

By: **Andy Stewart, Chairman**

(Published in the Grove Sun May 1 and 8, 2026)
LPXLP

DISTRICT COURT OF DELAWARE COUNTY STATE OF OKLAHOMA

CORNERSTONE BANK, Plaintiff

v.

BRIAN LEE MCCORD, Defendant.

No. CJ-2026-14 NOTICE OF SHERIFF'S SALE

Notice is hereby given that on the 1st day of June, 2026, at 10:00 a.m. at the Courthouse of Delaware County, Jay, Oklahoma, the undersigned Sheriff of said County of Delaware will offer for sale and sell for cash at time of sale at public auction to the highest and best bidder, with appraisalment, that certain real property situated in Delaware County, Oklahoma described as follows:

A tract of land located in the

East Half of the East Half of the Northeast Quarter of the Northwest Quarter (E/2 E/2 NE/4 NW/4) of Section Twenty-four (24), Township Twenty-four (24) North, Range Twenty-three (23) East of the Indian Base and Meridian, Delaware County, State of Oklahoma, according to the United States Government Survey thereof, more particularly described as follows, to-wit: Beginning at the Northwest corner of said above described tract; thence East 169 feet for a Point of Beginning; thence East 131 feet; thence South 500 feet; thence West 131 feet; thence North 500 feet to the Point of Beginning.

subject to taxes and tax sales, said property being duly appraised at a value of \$40,000.

Sale will be made pursuant to an Order of Sale issued upon a Judgment entered in the District Court of Delaware County, Oklahoma, in Case No. CJ-2026-14 in favor of Plaintiff Cornerstone Bank against Defendants in personam and all Defendants in rem for the sum of \$99,969.16 through January 15, 2026 which includes principal, accrued interest, and late charges; plus additional interest accruing for each day thereafter at the default rate of ten percent (10%) per annum; and reasonable attorneys' fees to be determined by the Court and a further judgment finding that the Plaintiff's mortgage lien is valid, subsisting first lien upon the real property and ordering that if said judgment be not paid, that a Special Execution issue from the office of the Court Clerk, directed to the Sheriff of Delaware County, commanding such Sheriff to levy upon, advertise and sell said real property, with appraisalment, as provided by law; and whereas, the judgment in favor of the Plaintiff remains wholly unpaid and the Plaintiff has requested a Special Execution and Order of Sale to issue in accordance with said judgment.

WITNESS my hand this 20th day of April, 2026.

/s/ Joe White
Sheriff of Delaware County, Oklahoma

Randall G. Vaughan, OBA #11554 DAVIS & THOMPSON, PLLC P. O. Box 487 Jay, Oklahoma 74346 Telephone: (918) 253-4220 Fax: (918) 801-4493 Attorney for Cornerstone Bank

(Published in the Grove Sun April 24 and May 1, 2026)
LPXLP

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

GITSIT SOLUTIONS, LLC, NOT IN ITS INDIVIDUAL CAPACITY BUT SOLELY IN ITS CAPACITY AS SEPARATE TRUSTEE OF GV TRUST 2026-1 Plaintiff,

vs.

UNKNOWN SUCCESSORS OF TONICE CAUDILL, DECEASED, et al. Defendant(s)

No. CJ-2026-70 ALIAS NOTICE BY PUBLICATION

THE STATE OF OKLAHOMA TO: Unknown Successors of Tonice Caudill, Deceased, Spouse of Tonice Caudill,

TAKE NOTICE that you have been sued by the above named Plaintiff, and that you must answer the Petition of said Plaintiff on file in said cause on or before June 12, 2026, or the allegations of said Petition will be taken as true and judgment rendered, foreclosing any interest you may have in the following-described real estate (property) situated in Delaware County, Oklahoma, to-wit:

A tract of land located in the NW/4 NW/4 SW/4 of Section 20, Township 24 North, Range 24 East, more particularly described as follows, to wit: Beginning 210 feet South of the NW corner of the said NW/4 NW/4 SW/4; thence South 208.71 feet; thence East 208.71 feet; thence North 208.71 feet; thence West 208.71 feet to the point and place of beginning, Delaware County, Oklahoma.

for the sum for: Reason: Unpaid Principal Balance Amount: \$128,344.25 Date of Default November 4, 2023 Interest Due From February 28, 2026 Interest Rate(s) 4.61000 % *or as adjusted by the Note and Mortgage

including all advances by Plaintiff, if any, for taxes, insurance premiums, or expenses necessary for the preservation of the subject

property, all costs of this action, reasonable attorney's fees and costs as the Court may allow, and the costs of foreclosing your interest in the property and ordering said property sold with or without appraisalment as Plaintiff may elect, all of which you will take due notice.

WITNESS my hand and official seal this 9 day of April, 2026.

Delaware County Court Clerk, By: /s/ R. Karleskint DEPUTY COURT CLERK

Don Timberlake - # 9021 Kim S. Jenkins - # 32809 Gina D. Knight - # 12996 Chynna Scruggs - # 32663 BAER & TIMBERLAKE, P.C. 5901 N. Western, Suite 300 Oklahoma City, OK 73118 Telephone: (405) 842-7722 Email: mail@baertimberlake.com BT #: 212565-01

(Published in the Grove Sun April 24 and May 1 and 8, 2026)
LPXLP

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

Flint Ridge Property Owners Association, Inc., an Oklahoma Corporation, Plaintiff,

vs.

Joseph Edgmon a/k/a Joseph E. Edgmon and Unknown Spouse, if any, Tom Medlin and Kathy Medlin, husband and wife, Ron Talbert and Dana Talbert, husband and wife, all if living, or if any be deceased, their Unknown Heirs, Successors and Assigns and the Delaware County Treasurer, Defendants.

Case No. CS-2026-222 Judge Jennifer McAffrey NOTICE BY PUBLICATION

THE STATE OF OKLAHOMA, TO: Joseph Edgmon a/k/a Joseph E. Edgmon and Unknown Spouse, if any, Tom Medlin and Kathy Medlin, husband and wife, Ron Talbert and Dana Talbert, husband and wife, all if living, or if any be deceased, their Unknown Heirs, Successors and Assigns

YOU ARE HEREBY NOTIFIED that you have been sued in the District Court of Delaware County, State of Oklahoma, in Case No. CS-2026-222, by the above-named Plaintiff, wherein the Plaintiff seeks to foreclose a lien covering the following-described real property situated in Delaware County, Oklahoma, to-wit:

Lot 221 WALNUT HILL AREA, FLINT RIDGE NO. 4, BLOCK 16, Delaware County, Oklahoma, according to the recorded plat thereof.

And Lot 222, Block 16, WALNUT HILL AREA, FLINT RIDGE NO. 4, a subdivision, according to the recorded plat thereof, Delaware County, Oklahoma.

And Lot 225 WALNUT HILL AREA, FLINT RIDGE NO. 4, BLOCK 16, Delaware County, Oklahoma, according to the recorded plat thereof.

You are further notified that unless you answer the Petition of the Plaintiff on or before the 8th day of June, 2026, the allegations contained in said Petition will be taken as true, and a judgment rendered in favor of the Plaintiff and against the Defendants, Joseph Edgmon a/k/a Joseph E. Edgmon, in personam and in rem and all other Defendants in rem in the amount of \$9,265.00 on Lot 221, \$7,435.00 on Lot 222, \$9,230.00 on Lot 225, together with additional assessments accruing from and after April 10th, 2026, penalties, interest, costs and attorney fees for each Lot, and for a further decree foreclosing any interest you may have in and to the Real Property and for such other relief as set forth in the Petition.

WITNESS my hand this 21st day of April, 2026.

KARMA SAPP, Court Clerk Delaware County, Oklahoma By: /s/ R. Karleskint Deputy Court Clerk

Tommy R. Dyer, Jr., O.B.A. #13594 DAVIS & THOMPSON, PLLC P.O. Box 487 Jay, Oklahoma 74346 Telephone: (918) 801-4454 (918)253-4220 Fax: (918) 801-4493 E m a i l : t o m m y @ d a v i s a n d t h o m p s o n . n e t Attorney for Plaintiff

(Published in the Grove Sun April 24 and May 1 and 8, 2026)
LPXLP

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

Flint Ridge Property Owners Association, Inc., an Oklahoma Corporation, Plaintiff,

vs.

Jesse Mathis and Unknown Spouse, if any, Joe Kenneth Whitaker and Joy Ellen Whitaker, husband and wife, Leo Vernoeau and Holly Vernoeau, husband and wife, all if living, or if any be deceased, their Unknown Heirs, Successors and Assigns and the Delaware County Treasurer, Defendants.

Case No. CS-2026-224 Judge Jennifer McAffrey NOTICE BY PUBLICATION

THE STATE OF OKLAHOMA, TO: Jesse Mathis and Unknown Spouse, if any, Joe Kenneth Whitaker and Joy Ellen Whitaker, husband and wife, Leo Vernoeau and Holly Vernoeau, husband and wife, all if living, or if any be deceased, their Unknown Heirs, Successors and Assigns

YOU ARE HEREBY NOTIFIED that you have been sued in the District Court of Delaware County, State of Oklahoma, in Case No. CS-2026-224, by the above-named Plaintiff, wherein the Plaintiff seeks to foreclose a lien covering the following-described real property situated in Delaware County, Oklahoma, to-wit:

Lot 90, Block 17, Berryhill Area, Flint Ridge No. 4. a subdivision located in Delaware County, State of Oklahoma, according to the recorded plat thereof and 1983 Fleetwood mobile home

You are further notified that unless you answer the Petition of the Plaintiff on or before the 8th day of June, 2026, the allegations contained in said Petition will be taken as true, and a judgment rendered in favor of the Plaintiff and against the Defendants, Jesse Mathis, in personam and in rem and all other Defendants in rem in the amount of \$3,850.00, together with additional assessments accruing from and after March 31, 2026, penalties, interest, costs and attorney fees, and for a further decree foreclosing any interest you may have in and to the real property and for such other relief as set forth in the Petition.

WITNESS my hand this 21st day of April, 2026.

KARMA SAPP, Court Clerk Delaware County, Oklahoma By: /s/ R. Karleskint Deputy Court Clerk

Tommy R. Dyer, Jr., O.B.A. #13594 DAVIS & THOMPSON, PLLC P.O. Box 487 Jay, Oklahoma 74346 Telephone: (918) 801-4454 (918)253-4220 Fax: (918) 801-4493 Email: tommy@davisandthompson.net Attorney for Plaintiff

(Published in the Grove Sun April 24 and May 1 and 8, 2026)
LPXLP

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

Flint Ridge Property Owners Association, Inc., an Oklahoma Corporation, Plaintiff,

vs.

Pamala I. Houchin, a single person, if living, or if deceased, her Unknown Heirs, Successors and Assigns and the Delaware County Treasurer, Defendants.

Case No. CS-2026-241 Judge Jennifer McAffrey NOTICE BY PUBLICATION

THE STATE OF OKLAHOMA, TO: Pamala I. Houchin, a single person, if living, or if deceased, her Unknown Heirs, Successors and Assigns

YOU ARE HEREBY NOTIFIED that you have been sued in the District Court of Delaware County, State of Oklahoma, in Case No. CS-2026-241, by the above-named Plaintiff, wherein the Plaintiff seeks to foreclose a lien covering the following-described real property situated in Delaware County, Oklahoma, to-wit:

Lot 123, BLOCK NO. 1, BEAR LAKE AREA, FLINT RIDGE NO. 1-AMENDED, a Subdivision located in Delaware County, State of Oklahoma, according to the recorded plat thereof.

You are further notified that unless you answer the Petition of the Plaintiff on or before the 17th day of June, 2026, the allegations contained in said Petition will be taken as true, and a judgment rendered in favor of the Plaintiff and against the Defendants, Pamala I. Houchin, a single person, in personam and in rem and all other Defendants in rem in the amount of \$12,405.00 together with additional assessments accruing from and after April 10th,

2026, penalties, interest, costs and attorney fees, and for a further decree foreclosing any interest you may have in and to the real property and for such other relief as set forth in the Petition.

WITNESS my hand this 28th day of April, 2026.

KARMA SAPP, Court Clerk Delaware County, Oklahoma By: /s/ Ashlynn Roberson Deputy Court Clerk

Tommy R. Dyer, Jr., O.B.A. #13594 DAVIS & THOMPSON, PLLC P.O. Box 487 Jay, Oklahoma 74346 Telephone: (918) 801-4454 (918)253-4220 Fax: (918) 801-4493 Email: tommy@davisandthompson.net Attorney for Plaintiff

(Published in the Grove Sun May 1, 8, and 15, 2026)
LPXLP

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

IN RE: The Application of 1958 Riley One-Point-Five To Issue Title

Case No. CV-26-45 APPLICATION FOR COURT ORDER

COMES NOW the applicant, William Riley of Grove, Oklahoma, and hereby makes Application to the District Court of DELAWARE COUNTY to issue an order directing Service Oklahoma to issue an Oklahoma Title bearing the VIN #RHSRIL17508 in the name of William Riley for a 1958 Riley One-Point-Five

In support of this application, the Applicant would state under oath that he is the Owner of said vehicle. That the above described property is not stolen. That he/she claims ownership to the above described property as follows:

Vehicle has been in the family for many years. I have had possession of this vehicle for over 20 years. No other information available.

That ownership of the above described property is not disputed or that an ownership interest may be claimed by _____, whom I will have served with a copy of this application along with summons notifying them of the allegations of this application and date and time of the hearing.

Dated this 19 day of March, 2026.

/s/ William Riley
Applicant's signature
63090 E 280 Rd
Grove, Oklahoma 74344

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

In the Matter of 1958 Riley One-Point-Five RHSRIL17508 Property and VIN#

Case No. CV-26-45 ORDER OF SETTING

Now on this 27 day of April, 2026 the Court finds this matter should be set before me the 18 day of May, 2026, at 2:30 p.m.

/s/ Nicholas Lelecas
Judge

(Published in the Grove Sun May 1, 2026)
LPXLP

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

IN RE: The Application of 2008 Kandi Koco To Issue Title

Case No. CV-26-46 APPLICATION FOR COURT ORDER

COMES NOW the applicant, William Riley of Grove, Oklahoma, and hereby makes Application to the District Court of DELAWARE COUNTY to issue an order directing Service Oklahoma to issue an Oklahoma Title bearing the VIN #LA9CA42058CZKD015 in the name of William Riley for a 2008 Kandi KD08E

In support of this application, the Applicant would state under oath that he is the Owner of said vehicle. That the above described property is not stolen. That he/she claims ownership to the above described property as follows:

Purchased vehicle 2 years ago hoping previous owner could find title previous owners can not locate

PLEASE SEE LEGALS PG 8

EMPLOYMENT

The City of Grove Buildings & Grounds Department is accepting applications for a **MAINTENANCE LABORER/EQUIPMENT OPERATOR.**

All applicants must be a minimum of 18 years old. Applicant must have a valid Class D Driver's License and a valid Class A CDL License. Applicants must have a high school education or equivalent.

Selected applicant must pass drug screening and physical. This position performs safety sensitive duties and selected applicant is subject to random drug screening.

The City of Grove is an Equal Opportunity Employer. Applications and job description are available online at www.cityofgroveok.gov or at the City of Grove office located at **1201 NEO Loop, Grove, Oklahoma.**

Application deadline is **May 4, 2026 at 4:30 p.m.** Starting Annual Salary: \$31,200, plus benefits.

LEGALS

CONTINUED FROM PG 7

That ownership of the above described property is not disputed or that an ownership interest may be claimed by _____, whom I will have served with a copy of this application along with summons notifying them of the allegations of this application and date and time of the hearing.

Dated this 19 day of March, 2026.

/s/ William Riley
Applicant's signature
63090 E 280 Rd
Grove, Oklahoma 74344

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

In the Matter of
2008 Kandi Koco
LA9CA42058CZKD015
Property and VIN#

**Case No. CV-26-46
ORDER OF SETTING**

Now on this 27 day of April, 2026 the Court finds this matter should be set before me the 18 day of May, 2026, at 2:30 p.m.

/s/ Nicholas Lelecas
Judge

(Published in the Grove Sun
May 1, 2026)
LPXLP

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

J.B. Schuelein, Trustee of the J.B. Schuelein Trust dated March 3, 2015, as Amended April 5, 2022 and John Howard Walstad and Shelly Jeanne Walstad, Trustees of the John and Shelly Walstad Revocable Trust dated the 6th day of May, 2015, Timothy L. Potter and Julie L. Potter, Trustees of The Potter Family Trust dated July 24, 1997 Plaintiffs,

The Successors, Heirs, Executors, Administrators, Trustees, Devisees and Assigns, Immediate and Remote, Whether Known or Unknown of William F. Schuelein, Deceased, William M. Schuelein, Deceased, and Wilma H. Wagnon, formerly Wilma H. Schuelein, Deceased, Defendants.

**Case No. CV-2026-57
NOTICE BY PUBLICATION**

THE STATE OF OKLAHOMA, TO: The Successors, Heirs, Executors, Administrators, Trustees, Devisees and Assigns, Immediate and Remote, Whether Known or Unknown of William F. Schuelein, Deceased, William M. Schuelein, Deceased and Wilma H. Wagnon, formerly Wilma H. Schuelein, Deceased,

You are hereby notified that you have been sued in the District Court of Delaware County, State of Oklahoma, in Case No. CV-2026-57, by the above-named Plaintiffs, wherein the Plaintiffs

are seeking to quiet title to the following-described real property situated in Delaware County, Oklahoma, to-wit:

A TRACT OF LAND THAT IS PART OF SECTION 8, TOWNSHIP 24 NORTH, RANGE 23 EAST OF THE INDIAN BASE AND MERIDIAN, DELAWARE COUNTY, OKLAHOMA, SAID TRACT BEING THAT LAND LYING BETWEEN SCHUELEIN ESTATES SUBDIVISION AND THE GRDA TAKING LINE, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE NORTHEAST CORNER OF LOT 11 OF SAID SUBDIVISION ALSO BEING A FOUND 5/8" IP, THENCE ALONG THE EAST LINE OF SAID SUBDIVISION'S EXTERIOR N 33°44'21" E A DISTANCE OF 15.36 FEET; THENCE S 68°20'13" E A DISTANCE OF 35.97 FEET TO AN ANGLE POINT IN THE GRDA TAKING LINE; THENCE THE FOLLOWING THREE COURSES ALONG SAID GRDA LINE: S 33°16'26" W A DISTANCE OF 247.80 FEET; AND N 84°01'51" W A DISTANCE OF 131.74 FEET; AND N 39°28'03" W A DISTANCE OF 187.90 FEET; THENCE LEAVING SAID GRDA LINE, N 39°30'45" E A DISTANCE OF 10.84 FEET TO THE EXTERIOR BOUNDARY OF SAID SUBDIVISION, ALSO BEING THE SOUTHWEST CORNER OF LOT 13 AND A FOUND IP CAP #1199; THENCE ALONG THE SOUTH LINE OF SAID SUBDIVISIONS EXTERIOR BOUNDARY S 37°51'42" E A DISTANCE OF 148.72 FEET (PLAT S 36°22' E) TO A FOUND IP CAP #1199; THENCE ALONG THE SOUTH LINE OF SAID SUBDIVISIONS EXTERIOR BOUNDARY S 84°09'46" E A DISTANCE OF 130.67 FEET (PLAT S 82°47' E 131.30 FEET) TO A FOUND 5/8" IP; THENCE ALONG THE EAST LINE OF SAID SUBDIVISION'S EXTERIOR N 33°44'21" E A DISTANCE OF 206.50 FEET (PLAT N 35°05' E) TO THE POINT OF BEGINNING; CONTAINING 0.33ACRES MORE OR LESS. AND SUBJECT TO ANY EASEMENT OF RECORD OR FACT.

AND

A TRACT OF LAND THAT IS PART OF SECTION 8, TOWNSHIP 24 NORTH, RANGE 23 EAST OF THE INDIAN BASE AND MERIDIAN, DELAWARE COUNTY, OKLAHOMA, SAID TRACT BEING THAT LAND LYING BETWEEN SCHUELEIN ESTATES SUBDIVISION AND THE GRDA TAKING LINE, MORE PARTICULARLY DESCRIBED AS FOLLOWS: BEGINNING AT THE SOUTHWEST CORNER OF LOT 13 OF SAID SUBDIVISION; THENCE ALONG THE SOUTHWEST LINE OF LOT 14, N 37°19'23" W 73.22 FEET TO A POINT ON THE GRDA TAKING LINE; THENCE ALONG THE GRDA TAKING LINE AND LEAVING SAID SOUTHWEST LINE OF LOT 14 S 19°18'32" 38.83 FEET TO A FOUND IRON PIN WITH A CAP; THENCE CONTINUING ALONG SAID TAKE LINE S 39°28'03" E 38.78 FEET TO A FOUND IRON PIN WITH CAP #1489; THENCE LEAVING SAID TAKE LINE N 39°30'45" E 10.84 FEET TO

THE POINT OF BEGINNING. CONTAINING 0.015 ACRE, MORE OR LESS. SUBJECT TO ANY AND ALL EASEMENTS OF RECORD OR FACT.

You are further notified that unless you answer the Petition of the Plaintiff on or before the 1st day of June, 2026, the allegations of the Petition will be taken as true and judgment rendered determining that the Successors, Heirs, Executors, Administrators, Trustees, Devisees and Assigns, Immediate and Remote, Whether Known or Unknown of William F. Schuelein, deceased, and William M. Schuelein, deceased, if any exist other than the Plaintiffs, and the Successors, Heirs, Executors, Administrators, Trustees, Devisees and Assigns, Immediate and Remote, Whether Known or Unknown of Wilma H. Wagnon, formerly Wilma H. Schuelein, Deceased, have no right, title or interest in and to the real property and quieting title in and to the real property in the name of the Plaintiffs as set forth in the Petition. You are referred to the Petition for further details.

WITNESS my hand this 14th day of April, 2026.

**KARMA SAPP, Court Clerk
DELAWARE County, Oklahoma
By: /s/ R. Karleskint
Deputy**

**Tommy R. Dyer Jr.,
O.B.A. #13594
DAVIS & THOMPSON, PLLC
P.O. Box 487
Jay, Oklahoma 74346
Telephone: (918) 253-4220
(918) 801-4454
Fax: (918) 801-4493
tommy@davisandthompson.net
Attorney for Plaintiff**

(Published in the Grove Sun
April 17 and 24, and May 1, 2026)
LPXLP

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

In the Matter of the Estate of: BRIAN EUGENE BLAKE, Deceased.

**Case No. PB-2023-47
NOTICE OF HEARING
FINAL ACCOUNT, PETITION
FOR APPROVAL OF FINAL
ACCOUNT AND FOR
DISTRIBUTION**

Notice is hereby given that Phillip Blake, Personal Representative of the above Estate, having filed in this Court his Final Account of the administration of said estate and Petition for order allowing same and distribution, the hearing of the same has been set by the Court on the 16th day of June, 2026 at 1:30 o'clock p.m., Court Room 2, before the undersigned Judge of the District Court at the Delaware County Courthouse, Jay, Oklahoma and all persons interested in said estate are notified then and there to appear and show cause, if any they have, why said accounts should not be settled and allowed, the heirs of said Brian Eugene Blake, deceased, determined, and said

estate distributed.

Dated this 20th day of April, 2026.

/s/ Dave Crutchfield
**JUDGE OF THE DISTRICT
COURT**

**Keith O. McArtor, OBA #14091
601 S. Boulder Ave., Ste. 602
Tulsa, Oklahoma 74119
(918) 584-4992
(918) 582-2366
keith@mcartorlaw.com
Attorney for Personal
Representative**

(Published in the Grove Sun
May 1 and 8, 2026)
LPXLP

**IN THE DISTRICT COURT
OF DELAWARE COUNTY
STATE OF OKLAHOMA**

IN THE MATTER OF THE
ESTATE OF JIMMY D.
STEWART, DECEASED

**Case No. PB-2025-65
NOTICE OF SALE**

Notice is given that pursuant to an order of this Court dated January 13, 2026 on May 21, 2026 at 11:00 a.m. the property described will be sold for cash by public sale at 475 South U.S. Highway 59, Watts, Oklahoma 74964:

The West ten acres of all that part of the N½ of the SE¼ of the NE¼ lying West of State Highway running through said described land, in Section 31, Township 20 North, Range 26 East, Delaware County, Oklahoma, subject to any and all easements.

LESS AND EXCEPT: The West Eight (8) acres of all that part of the North Half (N½) of the Southeast Quarter (SE ¼) of the Northeast Quarter lying West of State Highway running through said described land, in Section 31, Township 20 North. Range 26 East, containing approximately 18 acres, more or less.

Along with an easement 30 feet in width for access and utilities along the North end of that part of the N½ of the SE¼ of the NE¼ lying West of State Highway.

DONALD L. HUGHES, Petitioner
By: /s/ Scott Tidwell
Scott Tidwell
Oklahoma Bar #31795
RMP LLP
809 SW A St., Suite 105
Bentonville, AR 72712
Tel: (479)553-9800
Fax: (479)443-2718
stidwell@rmp.law
Attorneys for Petitioner

**Prepared by:
Scott Tidwell (OBA #31795)
RMP LLP
809 SW A. Street, Suite 105
Bentonville, AR 72712
Telephone: (479) 553-9800
Facsimile: (479) 443-2718
ATTORNEY FOR PERSONAL
REPRESENTATIVE**

(Published in the Grove Sun
April 24 and May 1, 2026)
LPXLP

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

IN THE MATTER OF THE
ESTATE OF FLORENCE E.
WILLEY, Deceased

**CASE NO. PB-2026-29
NOTICE TO CREDITORS**

All creditors having claims against FLORENCE E. WILLEY, Deceased, are required to present the same with a description of all security interests and other collateral (if any) held by each creditor with respect to such claim, to the Personal Representative, MARK F. WILLEY, c/o his attorney, Susan A. Muscari, Muscari Law, PLLC, P. O. Box 452409, Grove, OK 74345, on or before the following presentment date: the 20th day of June, 2026, or the same will be forever barred.

/s/ Mark F. Willey
MARK F. WILLEY, Personal
Representative

**Produced by:
Susan A. Muscari,
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Attorney for Administrator**

(Published in the Grove Sun
April 24 and May 1, 2026)
LPXLP

**DISTRICT COURT OF
DELAWARE COUNTY
STATE OF OKLAHOMA**

IN THE MATTER OF THE
ESTATE OF JERRY DANIEL
SEXTON, DECEASED.

**PB-2026-30
NOTICE TO CREDITORS**

All creditors having claims against Jerry Daniel Sexton, deceased, are required to present the same with a description of all security interests and other collateral (if any) held by each creditor with respect to such claim to Larry Reamer, Personal Representative of the Estate, c/o Randall G. Vaughan, Attorney at Law, P.O. Box 487, Jay, OK 74346, on or before the following presentment date: June 29, 2026 or the same will be forever barred.

DATED this 21st day of April, 2026.

/s/ Randall G. Vaughan
Randall G. Vaughan,
OBA #11554
DAVIS & THOMPSON, PLLC
Mail P.O. Box 487;
Physical 314 S. Fifth Street
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Representative

(Published in the Grove Sun
April 24 and May 1, 2026)
LPXLP

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

In the Matter of the Estate of PEGGY LOU JACKSON, deceased.

**Case No. PB-26-33
NOTICE TO CREDITORS**

All creditors having claims against PEGGY LOU JACKSON, deceased, are required to present the same, with the description of all security interests and other collateral (if any) held by each creditor with respect to such claim, to the named Personal Representative, c/o Travis Hartley of the Hartley Law Firm, P.O. Box 553, Vinita, OK 74301, on or before the following presentment date: June 30, 2026, or the same will be forever barred.

Dated this 28th day of April, 2026.

/s/ Beth Lovett
Beth Lovett
Personal Representative
of the Estate of PEGGY
LOU JACKSON, deceased.

**Travis Hartley OBA #20238
THE HARTLEY LAW FIRM
PLLC
177 W. Delaware,
P. O. Box 553
Vinita, Oklahoma 74301
918/256-2100
FAX 918/256-261
Attorneys for Personal
Representative**

(Published in the Grove Sun
May 1 and 8, 2026)
LPXLP

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

In the Matter of the Estate of Debra L. Adams a/k/a Debra Luanne Adams, Deceased.

**Case No. PB-2026-42
Judge David Crutchfield
NOTICE OF HEARING
PETITION FOR APPOINTMENT
OF PERSONAL
REPRESENTATIVE,
DETERMINATION OF HEIRS
AND ISSUANCE OF LETTERS
OF ADMINISTRATION**

NOTICE IS HEREBY GIVEN to all persons interested in the Estate of Debra L. Adams a/k/a Debra Luanne Adams, Deceased. (the "Decedent"), that on the 28th day of April 2026, James Wycoski, Petitioner, filed a Petition praying that he be appointed Personal Representative of the Estate, for a judicial determination of the heirs of the Decedent and that Letters of Administration be issued to James Wycoski.

NOTICE IS FURTHER GIVEN that hearing on the Petition will be held on the 19th day of May, 2026, at the hour of 1:30 p.m. before the undersigned Judge in the District courtroom of the Delaware County Courthouse, Jay, Oklahoma, when and where all persons interested can appear and show cause, if any they have, why the prayers contained in said Petition should not be granted.

WITNESS my hand this 29th day of April, 2026.

/s/ David Crutchfield
**JUDGE OF THE DISTRICT
COURT**

**Tommy R. Dyer, Jr.,
O.B.A. #13594
DAVIS & THOMPSON, PLLC
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Attorney for Petitioner**

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May 1, 2026)
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138 – Susan Phelan 571 N Venter St
Vinita, OK 74301
184 – Jared Taber 1042 N 439 Pryor, Ok 74361
Shundi Self Storage
115 N Shundi Grove, OK 74344
D21 – Desiree Hopkins 1120 B Street Apt 59
Commerce, OK 74339

(Published in the Grove Sun
May 1 and 8, 2026)
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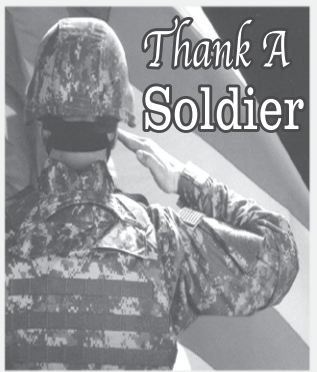
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**GARAGE SALE
1037 Hillside Rd
Grove, OK**

**May 1st & 2nd
8AM to 2PM**



GARAGE SALE

**MAY 1ST & 2ND
1046 Hillside Rd.**
Dining room set, breakfast room set, two bedroom sets, and assorted household items. Luggage, lamps, yard tools, etc.