

Land AUCTION

ROGER MILLS
COUNTY

Friday, October 3rd • 11 A.M.

Seller: Mooney Heritage, LLC

880±

ACRES • 2 TRACTS

AVAILABLE FOR IMMEDIATE PURCHASE



Roger Entz
Auctioneer/Broker 75020

ENTZ Auction & Realty, Inc

www.entzauction.com • 405.663.2200

Sales Associates: Allen Entz • Doug Eichelberger • Matt Oakes

2025

Oct. 3rd • 11 A.M.

TRACT 1
280± ACRES

NEAR LEEDEY, OK



880±
ACRES • 2 TRACTS

Western Oklahoma Ranch • Livestock
Hunting & Recreation

Located 16 miles SW of Leedey and 17 miles NE of Cheyenne, this 880± acre property offers an exceptional combination of functionality and versatility for ranchers, investors, and outdoor enthusiasts.

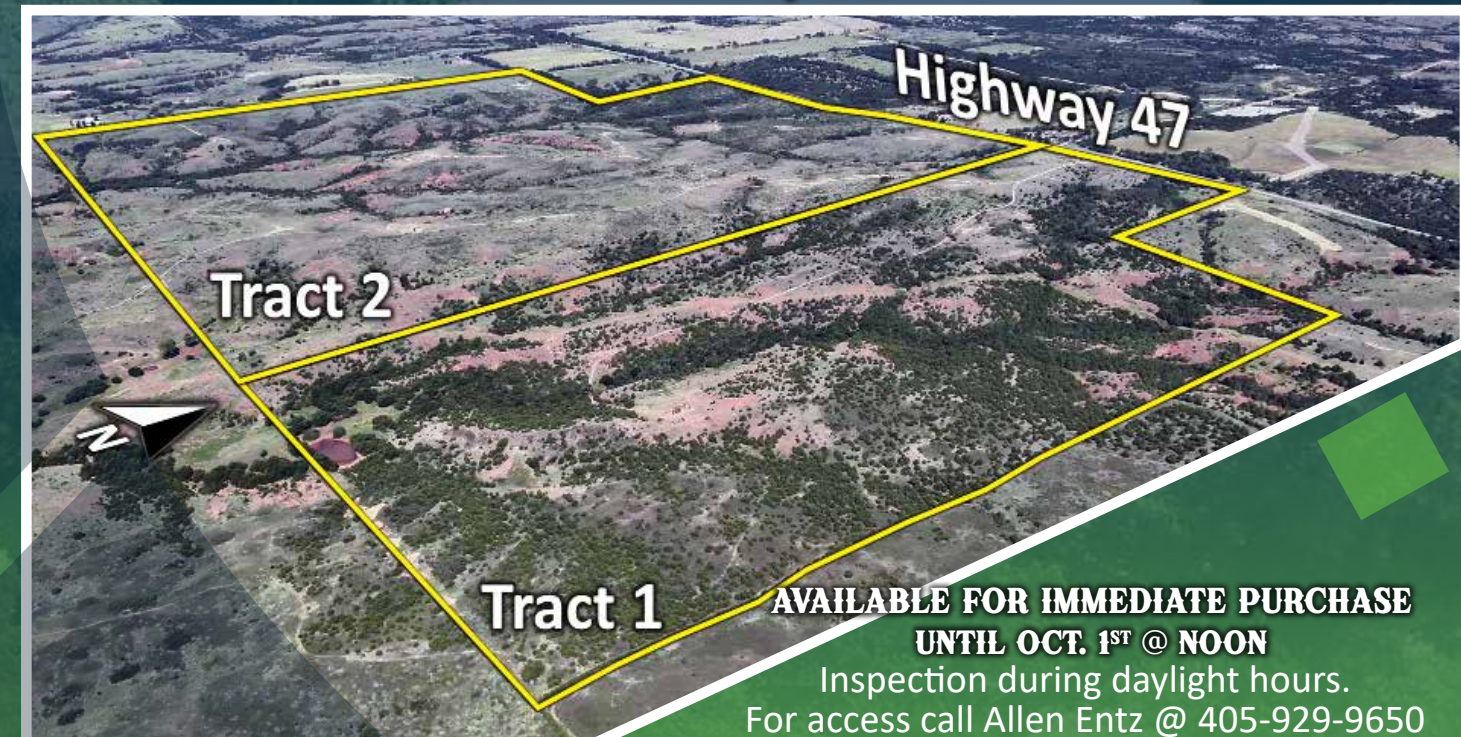
Key Features:

- 2 solar stock wells (new pumps & panels), 2 large stock tanks
- Windmill • Cased well • 2 small tanks
- Excellent perimeter fencing, including new 6-wire fencing on the south side
- Native & Improved grass with rolling hills
- Abundant wildlife - Ideal for hunting or recreation
- Over 1 mile of Hwy. 47 Frontage (north side) and 1 mile of blacktop road access (west side)
- Rural Water available on north & west sides
- Lease roads provide interior access

Online Bidding at Entzauction.com

TRACT 2 • 600± ACRES

AUCTION: LOCATION: DRY CREEK STEAKHOUSE & LODGE
901 S. DEWEY AVE. LEEDEY, OK LUNCH PROVIDED



AVAILABLE FOR IMMEDIATE PURCHASE
UNTIL OCT. 1ST @ NOON
Inspection during daylight hours.
For access call Allen Entz @ 405-929-9650

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Real Estate Terms & Conditions: 10% of the purchase price of the real estate will be deposited in escrow the day of sale with the balance due upon closing. The Seller will have a reasonable period of time to furnish the abstract. The Buyer will have 15 days to examine the abstract and closing will be within 5 days of acceptance of title. Possession will be upon closing. Selling surface only. This property sells subject to the Seller's confirmation. Maps/pictures are for reference only. Any announcements sale day take precedence. Available for immediate purchase until Oct. 1st @ Noon



2018 Old 66 Rd. Hydro, OK 73048
405-663-2200 www.entzauction.com



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Online Bidding at
Entzauction.com

Upcoming Auctions

Sept. 9	157± Acres • Farmland • Runoff Pond • NW of Geary, OK
Sept. 30	579± Acres • Grassland • Feedlot • East of Rush Springs, OK
Oct. 3	880± Acres • Grassland • Hunting • Pond • SW of Leedey, OK
Nov. 3 & 4	Equipment Consignment Auction • Entz Auction • Hydro, OK Advertising Deadline - Wednesday, October 1st