

AUG - 2 2010

PATRICIA PRESLEY, COURT CLERK
by _____
DEPUTY

IN THE DISTRICT COURT OF OKLAHOMA COUNTY
STATE OF OKLAHOMA

OKLAHOMA DEPARTMENT OF)
SECURITIES EX REL. IRVING)
FAUGHT, ADMINISTRATOR,)

Plaintiff,)

v.)

Case No. CJ-2009-2773
Judge: Gurich, Noma D.

GLOBAL WEST FUNDING, LTD.,)
Co., an Oklahoma limited liability)
company; GLOBAL WEST FINANCIAL)
LLC, an Oklahoma limited liability)
Company; SURE LOCK FINANCIAL,)
LLC, an Oklahoma limited liability)
Company; SURE LOCK LOANS LLC,)
Oklahoma limited liability company; THE)
WAVE-GOLDMADE, LTD., an)
unincorporated association; BRIAN)
MCKYE, an individual; JOE DON)
Johnson, an individual; JAMES)
FARNHAM, an individual,)

Defendants.)

and)

HERITAGE ESTATE SERVICE,)
LLC, an Oklahoma limited liability)
company,)

Relief Defendant.)

**SPECIAL MASTER'S MOTION FOR AN ORDER TO ESTABLISH PROCEDURES
FOR THE SALE OF CERTAIN REAL PROPERTY**

Stephen J. Moriarty ("Special Master") the Court appointed Special Master for
GLOBAL WEST FUNDING, LTD., Co., an Oklahoma limited liability company; GLOBAL
WEST FINANCIAL LLC, an Oklahoma limited liability company; SURE LOCK FINANCIAL,

LLC, an Oklahoma limited liability company; SURE LOCK LOANS LLC, an Oklahoma limited liability company; THE WAVE-GOLDMADE, LTD., an unincorporated association; and BRIAN MCKYE, an individual (all collectively referred to as “Companies”) moves the Court for the entry of an Order establishing procedures for the sale of certain real property of the Companies. In support of the Motion, the Special Master represents as follows:

Factual Background

1. On April 1, 2009, this Court entered its Order Appointing Special Master and Approving Waiver of Special Master's Bond. Pursuant to the Order, the Special Master was given full authority to “operate and manage all assets” of the Companies. Further, Special Master was given the authority to “take immediate custody, possession, and control of any and all assets” of the Companies.

2. On March 12, 2007, the Hughes Living Trust purchased certain real property having a legal description of the North 40 feet of Lot 24, Block 000, McCorkle Park Addition, Oklahoma County, Oklahoma, having a physical address of 2308 S. Air Depot Blvd., Midwest City, OK 73110 (the “Real Property”).

3. The Hughes Living Trust is a trust controlled by Brian McKye. The proceeds used to buy the Real Property came from the Companies. In addition, a mortgage was obtained to finance the acquisition of the Real Property. The estimated balance due on the mortgage is \$54,000.00. The mortgage payments have been made by the Companies. Finally, the ad valorem taxes for the Real Property have been paid by the Companies. The Real Property is an asset of the Companies.

4. Special Master has previously entered into a listing agreement with Gerald Gable. Efforts of Gerald Gamble and Jim Buchanan to sell the Real Property have not been

successful. On the advice of Gerald Gamble and Jim Buchanan Special Master has reduced the asking price on the Real Property, but still has been unable to sell the Real Property. Special Master continues to pay the monthly mortgage payment and ad valorem taxes on the Real Property.

5. The Real Property must be sold before a distribution to creditors can be proposed.

6. Special Master seeks permission of this Court to conduct a public auction of the Real Property, subject to a reserve equal to the payoff on the outstanding mortgage and costs of the sale, including a reasonable commission, on reasonable notice. Special Master asks that he be given discretion, after consultation with appropriate professionals, to determine appropriate notice and advertisement of such an auction.

6. Special Master will file a written report with the Court detailing any sale and any proceeds of such sale will be deposited by Special Master awaiting further Order of this Court.

WHEREFORE, the Special Master respectfully requests that the Court enter an order approving the process for sale of the Real Property on the terms and conditions set forth herein and for such other and further relief as this court deems just and proper.



STEPHEN J. MORIARTY (OBA #6410)
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SPECIAL MASTER

NOTICE OF HEARING

Please be advised that a hearing on the foregoing Motion has been set for 11:00
A.m. on the 26th day of August, 2010 before the Honorable Noma D. Gurich.

CERTIFICATE OF MAILING

This is to certify that on the 2nd day of August, 2010, the foregoing was sent by U.S. Mail, first class, postage prepaid to:

Patricia A. Labarthe, Esq.
Jennifer Shaw, Esq.
Oklahoma Department of Securities
120 N. Robinson, Suite 860
Oklahoma City, OK 73102

Brian McKye
P.O. Box 957
Jay, OK 74346



Stephen J. Moriarty

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