

**STATE OF LOUISIANA
PARISH OF WASHINGTON
MORTGAGE CERTIFICATE GOOD FOR ONLY 90 DAYS**

MORTGAGE CERTIFICATE

I, Traci Thomas, the undersigned Deputy Clerk of Court and Ex-Officio Recorder of Mortgages in and for the Parish of Washington, State of Louisiana, do hereby certify that I have made a careful examination of the indices of the mortgage records of the Parish of Washington, State of Louisiana, in the exact names(s) shown below affecting the property described hereinbelow. Although this certificate may show additional names similar to the names(s) listed below, this certificate only certifies the exact name(s) stated below in accordance with La. R.S. 9:2743.

I hereby certify that there are no mortgages, liens, judgments or other instruments evidencing privileges in the exact name(s) affecting the herein below described property except as shown below:

NAME(S)

JOHNATHON LEI TURNER

DESCRIPTION OF PROPERTY

Lots Number 122 and 123 in the Village of Varnado, La. As per plat of said Village of Varnado on file in the office of the Clerk of Court at Franklinton, Louisiana Said Lots No. 122 and 123 containing Seventy-five (75) feet by One Hundred Fifty (150) feet each, fronting on Washington Street; subject to restrictions, servitudes, rights-of-way and outstanding mineral rights of record affecting the property.

OTHER THAN:

1.

MORTGAGE: Executed by Johnathon Lei Turner before Jason S. Mickenheim, Notary Public, dated October 13, 2020 in favor of Mortgage Electronic Registration Systems, Inc. ("MERS") as nominee for Mid America Mortgage, Inc.; "Note" means the promissory note signed by Borrower and dated October 13, 2020; The Note states that Borrower owes Lender \$84,848.00 plus interest; Borrower has promised to pay this debt in regular Periodic Payments and to pay the debt in full not later than November 1, 2050; of record in MOB 1194 Page 404 of the official records of Washington Parish, Louisiana.

2.

ASSIGNMENT OF MORTGAGE: For value received, Mortgage Electronic Registration Systems, Inc. ("MERS"), P.O. Box 2026 Flint, MI 48501-2026, as mortgagee, as Nominee for Mid America Mortgage, Inc., its successors and assigns, hereby assign and transfer to Click N' Close, Inc., its successors and assigns, all its rights, title and interest in and to a certain mortgage executed by Johnathon Lei Turner, a single man, and bearing the date of the 13th day of October, 2020 and recorded on the 19th day of October, 2020 in the office of the Recorder of Washington Parish, State of Louisiana as Instrument Number 2020-004444 in Book 1194 at Page 404; Signed on the 4 day of June, 2025 by Mortgage Electronic Registration Systems, Inc. ("MERS") as mortgagee, as Nominee for Mid America Mortgage, Inc., its successors and assigns By: Harry Truong, Assistant Vice President before Marie Ramirez, Notary Public; of record in MOB 1335 Page 59 of the official records of Washington Parish, Louisiana.

3.

NOTICE OF SEIZURE: In the matter styled Click N' Close, Inc Versus NO. 121071 Johnathon Lei Turner, 22nd Judicial District Court, Parish of Washington, State of

Louisiana; To the Clerk of Court and Ex-Officio Recorder of Mortgage in and for the Parish of Washington, State of Louisiana, and all other persons concerned; NOTICE is hereby given that I am this day seizing in accordance with the provisions of R.S. 13:3851 through 13:3861 the following described property, to-wit:....; as the property of Johnathon Lei Turner under a Writ of SEIZURE issued on June 30, 2025, by the Twenty-Second Judicial District Court for the Parish of Washington in the above styled matter to satisfy a claim of \$78,850.22, with interest, attorney fees, and costs, this the 15th day of July, 2025; signed by: Jason Smith, Sheriff by Jessica Schilling, Deputy Sheriff; of record in MOB 1338 Page 395 of the official records of Washington Parish, Louisiana.

4.

FINAL JUDGMENT: In the matter styled 22nd Judicial District Court for the Parish of Washington, State of Louisiana, Case Number 120742 Division A, Discover Bank Versus Johnathon Turner [REDACTED] It is ordered, adjudged and decreed that there be Judgment herein in favor of the Plaintiff, Discover Bank, and against the Defendant, Johnathon Turner, in the full and true sum of \$7122.34, with interest at the statutory rate from the date of judgment, together with costs of \$250.00 incurred to date; Judgment rendered and signed, this 25 day of August, 2025; signed by Honorable John A. Keller, Judge; of record in MOB 1341 Page 471 of the official records of Washington Parish, Louisiana.

GIVEN UNDER MY HAND AND SEAL OFFICIALLY THIS 23rd DAY OF SEPTEMBER, 2025
AT 9:05 A.M.



TRACI THOMAS, DEPUTY CLERK OF COURT

THIS MORTGAGE CERTIFICATE IS CERTIFIED BACK FOR A PERIOD OF 40 YEARS FROM THE DATE OF THIS CERTIFICATE AND DOES NOT INCLUDE ANYTHING FILED AFTER 09/23/2025 AT 9:05 A.M.