

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

MORTGAGE CERTIFICATE

I, Tricia Annwood Stewart, 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)

**WILLIAM SCOTT DYER
GAMALIEL DYER
GAMLIEL WILLIAM DYER**

DESCRIPTION OF PROPERTY

A parcel of land located and situated in Headright 43, Township 1 South, Range 10 East, Washington Parish, Louisiana, and being more particularly described as follows, to-wit:

Commencing at the corner of Headright 49, Township 1 South, Range 10 East, and Headright 57 and Section 3, Township 2 South, Range 10 East, and running North 04 degrees 19 minutes West 4158.1 feet to the corner on the North line of Highway 38, the Point of Beginning; thence North 03 degrees 26 minutes East, 203.3 feet; thence North 83 degrees 44 minutes East to the corner on the East margin of said road; thence in a Southerly direction along the East margin of said road to the intersection of the North line of Highway 38; thence in a Westerly direction along the North line of Highway 38 to the Point of Beginning.

This property is further described as being on the South by Highway 38, on the West by the property of Frank T. Nelson, et ux, on the North by Winfred Bateman and on the East by a road, being the Old Highway.
More particularly and accurately described as per the survey of James J. Jones & Associates, Inc. dated May 19, 2004, as follows, to-wit:

A certain parcel of ground situated in Headright 43, Township 1 South, Range 10 East, Washington Parish, Louisiana, and being more fully described as follows:

From the corner common to Headright 49, Township 1 South, Range 10 East, and Section 3 and Headright 57, Township 2 South, Range 10 East, run North 04 degrees 19 minutes West a distance of 4158.1 feet to the Point of Beginning.

From the Point of Beginning, run North 03 degrees 46 minutes 49 seconds East a distance of 202.71 feet; thence North 83 degrees 50 minutes 07 seconds East a distance of 156.35 feet; thence 213.90 feet along a curve concave to the right, having a radius of 2081.87 feet and chord which bears South 13 degrees 42 minutes 31 seconds West; thence South 84 degrees 30 minutes 51 seconds West a distance of 118.69 feet to the Point of Beginning.

Said parcel contains 0.642 acres, all as per survey by James J. Jones & Associates, Inc., numbered 04-065-1 and dated May 19, 2004.

Being the same property acquired by Gamaliel Dyer pursuant to Cash Sale dated March 30, 2020 and filed April 2, 2020 in COB 876, folio 85 as File Number 2020-001332 in the official records of the Parish of Washington, State of Louisiana.

Assessment No. 0800014500A

OTHER THAN:

1.

MULTIPLE INDEBTEDNESS MORTGAGE: Executed by Gamaliel Dyer in the presence of Megan A. Purvis, Notary Public, dated March 30, 2020 in favor of Magee Financial L.L.C.; the Mortgagor's promissory note dated March 30, 2020, in the principal amount of \$42,146.64, payable to the order of the Mortgagee or Bearer; up to the maximum

amount of \$50,000.00; of record in MOB 1177 Page 574 of the official records of Washington Parish, Louisiana.

2.

JUDGMENT: In the matter styled Magee Financial, LLC of Franklinton 1001 Washington St. Franklinton Versus William S Dyer 28013 Winfred Bateman Rd., Franklinton, LA: [REDACTED] NO. CL-23-0021, State of Louisiana, Justice of the Peace Court, Ward Three, District 59, Parish of Washington; It is therefore ordered, adjudged and decreed that there be judgment in favor of the plaintiff, Magee Financial, LLC of Franklinton, and against the defendant, William S Dyer, in the sum of \$4482.35, with 23.26% percent per Annum interest thereon from the 1st day of February, 2023, until paid, plus court costs. Thus done, read and signed, in Open Court on this 1st day of February, 2023. Filed this 1st day of February, 2023; Signed by Judge Billy W. Passman, Justice of the Peace, Ward 3, District 59, Parish of Washington; of record in MOB 1269 Page 58 of the official record of Washington Parish, Louisiana.

3.

NOTICE OF SEIZURE: In the matter styled Magee Financial L.L.C. Versus NO. 121072 William Scott Dyer, Heir of Gamaliel Dyer, AKA Gamaliel William Dyer, 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 William Scott Dyer, Heir of Gamaliel Dyer, AKA Gamaliel William Dyer under a Writ of SEIZURE issued on June 27, 2025, by the Twenty-Second Judicial District Court for the Parish of Washington in the above styled matter to satisfy a claim of \$49,844.07, with interest, attorney fees, and costs, this the 30th day of June, 2025; signed By: Jason Smith, Sheriff By: Jessica Schilling, Deputy Sheriff; of record in MOB 1336 Page 596 of the official records of Washington Parish, Louisiana.

GIVEN UNDER MY HAND AND SEAL OFFICIALLY THIS 23rd DAY OF SEPTEMBER, 2025 AT 9:01 A.M.



TRICIA ANNWOOD STEWART, 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 9:01 A.M.