

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)

1. DERRICK DWAYNE ROBERTSON [REDACTED]
2. DERRICK D. ROBERTSON [REDACTED]
3. DERRICK ROBERTSON [REDACTED]
4. NATURCHA RENA JAMES ROBERTSON [REDACTED]
5. NATURCHA RENA JAMES [REDACTED]
6. NATURCHA RENA ROBERTSON [REDACTED]
7. NATURCHA R. ROBERTSON [REDACTED]
8. NATURCHA JAMES ROBERTSON [REDACTED]
9. NATURCHA J. ROBERTSON [REDACTED]
10. NATURCHA ROBERTSON [REDACTED]
11. NATURCHA JAMES [REDACTED]
12. NATURCHA RENA [REDACTED]

DESCRIPTION OF PROPERTY

Property Description(s):

THAT CERTAIN PORTION OF GROUND, together with all the buildings and improvements thereon, and all of the rights, ways, privileges, servitudes, advantages and appurtenances thereunto belonging or in anywise appertaining, located in Washington Parish, Louisiana, more particularly described as follows, to-wit:

Lot 7 of Block 2 of the North Byrd Subdivision West No. 1 to the City of Bogalusa, Louisiana, as per map or plat of said Addition on file in the Office of the Clerk of Court at Franklinton, Louisiana, less the east 48 feet sold by Albert D. Davis and Lela Miley Davis to Jerome P. Weathersby per deed of record in COB 305, page 46 of the official records of Washington Parish, Louisiana, as corrected by Act of Correction of record in COB 305, page 665 of the official records of Washington Parish, Louisiana. Also, Lot 6 of Block 2 of North Byrd Subdivision West No. 1 to the City of Bogalusa, Louisiana, as per map or plat of said Addition on file in the office of the Clerk of Court at Franklinton, Louisiana.

OTHER THAN:

1.

MORTGAGE: Executed by Derrick Robertson and Naturcha Robertson, before G. Wayne Kuhn, Notary Public, dated September 29, 1995 in favor of Hibernia National Bank in the principal sum of \$42,195.00; This debt is evidenced by Borrower's note of even date paraphed "Ne Varietur" by me, Notary, for identification herewith and

delivered to Lender ("Note"). The Note provides for monthly payments, with the full debt, if not paid earlier, due and payable on October 1, 2025; of record in MOB 476 Page 104 of the official records of Washington Parish, Louisiana.

2.

MORTGAGE: Executed by Derrick Dwayne Robertson and Naturcha Robertson, before Fred DeFranceal, Notary Public, dated September 25, 1997 in favor of Capital Direct Funding Group, Inc., in the principal sum of \$18,000.00, with interest on the outstanding principal balance at the rate of Thirteen and 990/1000ths percent per annum, which indebtedness is evidenced by Borrower's note dated September 25, 1997 paraphed "Ne Varietur" by me, Notary, for identification herewith and delivered to Lender..., which Note provides for monthly payments... with the balance of the indebtedness, if not sooner paid, due and payable on September 30, 2022; of record in MOB 514 Page 424 of the official records of Washington Parish, Louisiana.

3.

ASSIGNMENT OF MORTGAGE: Dated 03/08/2007; For Good and Valuable Consideration, the sufficiency of which is hereby acknowledged, the undersigned, Capital One, N.A. formerly known as Hibernia National Bank Assignor: Capital One 11130 Industriplex Blvd. Baton Rouge, LA 70809 by these presents does convey, grant, bargain, sell, assign, transfer, and set over the described mortgage, bearing the date of 9/29/1995, together with the certain notes(s) described therein with all interest, all liens, and any rights due or to become due thereon to: EMC Mortgage Corporation 2780 Lake Vista Drive Lewisville, TX 75067, Said mortgage is recorded on 10/2/1995 Book: 476 Instr. #184509 Original Lender: Hibernia National Bank, Original Mortgagor(s): Derrick Robertson, Naturcha Robertson, Original Mort. Amount: \$42,195.00, Property Address: 702 Davenport, Bogalusa, LA 70429; of record in MOB 797 Page 575 of the official records of Washington Parish, Louisiana.

4.

LOAN MODIFICATION AGREEMENT: This Loan Modification Agreement ("Agreement"), made this 21st day of July, 2003 between Derrick Robertson and Naturcha Robertson ("Borrower") and Hibernia National Bank ("Lender"), amends and supplements (1) the Mortgage, Deed of Trust or Deed to Secure Debt (the "Security Instrument"), dated September 29, 1995 and recorded as instrument number 184509 in Mtg Bk #476, at the official records, Washington Parish, Louisiana, and (2) the Note bearing the same date as, and secured by, the Security Instrument, which covers the real and personal property described in the Security Instrument and defined therein as the "Property", located at 702 Davenport, Bogalusa, Louisiana 70429,... the parties hereto agree as follows (notwithstanding anything to the contrary contained in the Note or Security Instrument): 1. As of, October 1, 2003, the amount payable under the Note and the Security Instrument (the "Unpaid Principal Balance") is U.S. \$40,749.69 consisting of the amount(s) loaned to the Borrower by the Lender and any interest capitalized to date. 2. The Borrower promises to pay the Unpaid Principal Balance, plus interest, to the order of the Lender. Interest will be charged on the Unpaid Principal Balance for the first year at the yearly rate of 6.875%, from September 1, 2003. The Borrower promises to make monthly payments of principal and interest of U.S. \$294.71, beginning on the 1st day of October, 2003, and continuing thereafter on the same day of each succeeding month until principal and interest are paid in full. If on October 1, 2022 (the "Maturity Date"), the Borrower still owes amounts under the Note and the Security Instrument, as amended by this Agreement, the Borrower will pay these amounts in full on the Maturity Date... signed by Derrick Robertson, Borrower and Naturcha Robertson, Borrower on 8/06/2003 before Martha C. Hall, Notary Public and signed by Lender: Hibernia National Bank By: Gerald J. Lachney, Vice President on 8/11/2003; of record in MOB 850 Page 121 of the official records of Washington Parish, Louisiana.

5.

CORPORATE ASSIGNMENT OF MORTGAGE: Date of Assignment: February 6th, 2015 Assignor: EMC Mortgage LLC F/K/A EMC Mortgage Corporation by its attorney in fact Bayview Loan Servicing, LLC. at 4425 Ponce De Leon Blvd, Suite #400, Coral Gables, FL 33146 Assignee: Bayview Loan Servicing, LLC at 4425 Ponce De Leon Blvd., 5th Floor, Coral Gables, FL 33146; Executed By: Derrick Robertson and Naturcha Robertson To: Hibernia National Bank, Date of Mortgage: 09/29/1995, Recorded: 10/02/1995 in MOB: 0476 Folio: 104 as Registry Number: 184509 in the Parish of Washington, State of Louisiana. -Assigned by Capital One, N.A. formerly known as Hibernia National Bank to EMC Mortgage Corporation, Dated: 03/08/2007, Recorded: 09/10/2007 in MOB: 797 Folio: 575 as Registry Number: 2007-006155 Property Address: 702 Davenport, Bogalusa, LA 70429; ...that for good and valuable consideration, the receipt and sufficiency of which is hereby acknowledged, the said Assignor hereby assigns unto the above-named Assignee, the said Mortgage having an original principal sum of \$42,195.00 with interest, secured thereby...; of record in MOB 1029 Page 99 of the official records of Washington Parish, Louisiana.

6.

ASSIGNMENT OF MORTGAGE: Dated 9/13/2022; For Good and Valuable Consideration, the sufficiency of which is hereby acknowledged, the undersigned, Community Loan Servicing, LLC, F/K/A Bayview Loan Servicing, LLC, whose address is 4425 Ponce De Leon Blvd., 5th Floor, Coral Gables, FL 33146, (Assignor), does hereby grant, assign and transfer to U.S. Bank Trust National Association, as trustee of the LB-Tiki Series V Trust, whose address is 7114 E. Stetson Dr., Suite 250, Scottsdale, Arizona 85251, (Assignee), its successors, transferees and assigns forever, all beneficial interest under that certain mortgage, together with the certain note(s) described therein with all interest, all liens, and any rights due or to become due thereon. Date of Mortgage: 9/29/1995, Original Loan Amount: \$42,195.00 Executed by (Borrower(s)): Derrick Robertson & Naturcha Robertson Original Lender: Hibernia National Bank, Filed of Record: in Mortgage Book/Liber/Volume 476, Page 104, Document/Instrument No: 184509 in the Recording District of Washington, LA, Recorded on 10/2/1996. Property more commonly described as: 702 Davenport, Bogalusa, Louisiana 70429; of record in MOB 1259 Page 320 of the official records of Washington Parish, Louisiana.

7.

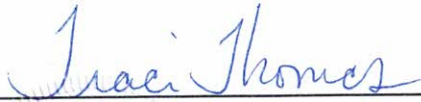
ASSIGNMENT OF MORTGAGE: Dated 6/29/2023; For Good and Valuable Consideration, the sufficiency of which is hereby acknowledged, the undersigned, US Bank Trust National Association, as trustee of the LB-Tiki Series V Trust, whose address is 7114 E. Stetson Dr., Suite 250, Scottsdale, Arizona 85251, (Assignor), does hereby grant, assign and transfer to U.S. Bank Trust National Association, as trustee for LB-Dwelling Series V Trust, whose address is 7114 E. Stetson Dr., Suite 250, Scottsdale, Arizona 85251 (Assignee), its successors, transferees and assigns forever, all beneficial interest under that certain mortgage, together with the certain note(s) described therein with all interest, all liens, and any rights due or to become due thereon. Date of Mortgage: 9/29/1995, Original Loan Amount: \$42,195.00 Executed by (Borrower(s)): Derrick Robertson & Naturcha Robertson Original Lender: Hibernia National Bank, Filed of Record: in Mortgage Book/Liber/Volume 476, Page 104, Document/Instrument No: 184509 in the Recording District of Washington, LA, Recorded on 10/2/1996. Property more commonly described as: 702 Davenport, Bogalusa, Louisiana 70429; of record in MOB 1280 Page 422 of the official records of Washington Parish, Louisiana.

8.

NOTICE OF SEIZURE: In the matter styled U.S. Bank National Association, as trustee for LB-Dwelling Series V Trust Versus No. 121762 Derrick Robertson A/K/A Derrick D. Robertson and Naturcha Robertson A/K/A Naturcha R. James Robertson, 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 Derrick Robertson A/K/A Derrick D. Robertson and Naturcha Robertson A/K/A Naturcha R. James Robertson under a Writ of SEIZURE issued on January 14, 2025, by the Twenty-Second Judicial District Court for the Parish of Washington in the above styled matter to satisfy a claim of \$15,259.68, with interest, attorney fees, and costs, this the 27th day of January, 2026; signed by: Jason Smith, Sheriff By: Jessica Schilling, Deputy Sheriff; of record in MOB 1353 Page 476 of the official records of Washington Parish, Louisiana.

GIVEN UNDER MY HAND AND SEAL OFFICIALLY THIS 12TH DAY OF MARCH, 2026 AT 8:48 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 03/12/2026 AT 8:48 A.M.