

SHERIFF'S SALE

**JPMORGAN
CHASE BANK,
NATIONAL
ASSOCIATION
VERSUS NO. 122622**

**22ND JUDICIAL DISTRICT
COURT**

**PARISH OF
WASHINGTON**

**THE
UNOPENED
SUCCESSION
OF
JAMES
RAMSER**

**STATE OF
LOUISIANA**

By virtue of a SEIZURE issued from the Honorable Twenty Second Judicial District Court in and for the Parish of Washington, State of Louisiana, in the above entitled and numbered cause to me directed I have seized and taken into my possession and will proceed to sell at public auction, for cash, to the last and highest bidder and according to law, sale to take place via an online auction hosted at www.bid4assets.com/WPSOSheriffSales, between the legal hours of sale on Wednesday, , December 9, 2026, beginning at 10:00 A.M., the following described property, to wit:

The land referred to in this policy is situated in the State of LA, County of WASHINGTON, City of Bogalusa and described as follows:

Four (4) certain lots or parcels of land, together with all the buildings and improvements thereon, and all of the rights, ways, privileges, servitudes, appurtenances and advantages thereunto belonging or in anywise appertaining, being more particularly described as Lots One (1), Two (2), Three (3), and Four (4) of Block Sixteen (16) of Northeast Bogalusa, as per plat of same on file in the office of the Clerk of Court at Franklinton, Washington Parish, Louisiana.
Which has the address of 620 North Border Drive, Bogalusa, LA 70427

Address is believed to be:

Address is believed to be: 620 NORTH BORDER DRIVE, BOGALUSA, LA 70427

Writ Amount: \$44,278.16

TERMS:

Said sale is With benefit of appraisalment to the last and highest bidder, *subject to any security interest, mortgage lien, or privilege thereon superior to that of the seizing creditor.*

Cash upon adjudication, said payment shall be made in full by the purchaser no later than 4:00 PM CT on the first business day immediately following the sale.

Attorney for Plaintiff:

JASON SMITH, SHERIFF

FRED DAIGLE
3510 N. CAUSEWAY BLVD., SUITE 600
METAIRIE, LA 70002-0000

Advertise: The Era-Leader

November 4, 2026

December 2, 2026