

**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. SHARROD KINTE DARDEN**
- 2. SHARROD K. DARDEN**
- 3. SHARROD DARDEN**
- 4. KYLANDIS MECHAE JACKSON**
- 5. KYLANDIS M. JACKSON**
- 6. KYLANDIS JACKSON**

DESCRIPTION OF PROPERTY

Lot eighteen (18) of the Eight Street Addition to the City of Bogalusa as per map or plat of said addition on file in the office of the Clerk of Court of Washington Parish, Louisiana, being more particularly described as follows:

Begins at the northwest corner of lot three (3), section twenty-two (22), township three (3) south, range thirteen (13) east, St. Helena Meridian, and run south no degrees forty-five (45) minutes west one hundred ninety-six and 6/10 (196.6) feet to an iron stob, thence turn eighty-eight (88) degrees fifty-nine (59) minutes left and in the distance of three hundred eighty (380) feet to the point of beginning.

This

being the southwest corner of lot eighteen (18), thence north along the west line of

lot eighteen (18) the distance of one hundred ninety-six and 5/10 (196.5) feet, to the northwest corner of lot eighteen (18), thence in an easterly direction along the north line of lot eighteen (18) the distance of seventy-five and 2/10 (75.2) feet, thence in a southerly direction the distance of one hundred ninety-six and 4 10 (196.4) feet to the north margin of Eight Street, thence in a westerly direction along

the north margin of Eight Street and the south line of lot eighteen (18), the distance

of seventy-five and 2/10 (75.2) feet to the point of beginning; subject to restrictions,

servitudes; rights-of-way and outstanding mineral rights of record affecting the property.

OTHER THAN:

1.

MORTGAGE: Executed by Sharrod Kinte Darden and Kylandis Mechae Jackson, before Samantha L. Bloemer, Notary Public, dated November 6, 2020 in favor of Mortgage Electronic Registration Systems, Inc. "MERS" as nominee for CMG Mortgage, Inc., dba CMG Financial; "Note" means the promissory note signed by Borrower and dated November 6, 2020. The Note states that Borrower owes Lender \$102,626.00 plus interest; Borrower has promised to pay this debt in regular Periodic Payments and to pay the debt in full not later than December 1, 2050; of record in MOB 1196 Page 114 of the official records of Washington Parish, Louisiana.

2.

PARTIAL CLAIM MORTGAGE: This Subordinate Mortgage is given on May 26th, 2023; Executed by Sharrod Kinte Darden and Kylandis Mechae Jackson before Martha C Hall, Notary Public, dated June 12, 2023. Borrower declared and acknowledged that Borrower owes the United States of America, acting through the Rural Housing Service (and its successors), the principal sum delivered to Lender ("Note"), which provides for the full debt, if not paid earlier, due and payable on July 1st, 2063; (C) the performance of Borrower's covenants and agreements of \$29,588.54; This debt is evidenced by Borrower's note of even date paraphed "Ne Varietur" by my, Notary, for identification herewith and under this Security Instrument and the Note; of record in MOB 1278 Page 430 of the official records of Washington Parish, Louisiana.

3.

LOAN MODIFICATION AGREEMENT: This Loan Modification Agreement ("Agreement"), between Sharrod Kinte Darden and Kylandis Mechae Jackson, Joint Tenancy ("Borrower") and CMG Mortgage, Inc. ("Lender"), and Mortgage Electronic Registration Systems, Inc. ("MERS") ("Mortgagee"), is effective May 26th, 2023, and amends and supplements (1) the Mortgage, Deed of Trust, or Security Deed (the "Security Instrument"), dated November 6th, 2020 and recorded in Book/Liber 1196, Page 114, Instrument No. 2020004715;... 4. Unpaid Principal Balance. As of August 1st, 2023 the amount payable under the Loan Documents is U.S. \$77,184.42...; 6. Interest. Interest will be charged on the Unpaid Principal Balance at the yearly rate of 6.390% beginning on July 1st, 2023. The yearly rate of 6.390% will remain in effect until principal and interest are paid in full; 7. Monthly Payments and Due Date. ... as follows; Interest Rate 6.390%; Interest Rate Change Date July 1st, 2023; Monthly Principal and Interest Payment Amount \$445.85; Estimated Monthly Escrow Payment Amount* \$248.27, may adjust periodically; Total Monthly Payment* \$694.12, may adjust periodically; Payment Begins On August 1st, 2023; Number of Monthly Payments 480;... 8. Maturity Date. If on July 1st, 2063 (the "Maturity Date"), I still owe amounts under the Loan Documents, as amended by this Agreement, I will pay these amounts in full on the Maturity Date; Sign by Sharrod Kinte Darden and Kylandis Mechae Jackson before Martha C. Hall, Notary Public on June 12, 2023 of record in MOB 1282 Page 49 of the official records of Washington Parsh, Louisiana.

4.

NOTARIAL ENDORSEMENT AND ASSIGNMENT OF MORTGAGE: Dated 11/14/2023; That for value received, the said Mortgage Electronic Registration Systems, Inc. ("MERS") as Mortgagee, as Nominee for CMG Mortgage, Inc., DBA CMG Financial, its successors and assigns does hereby assign, transfer, and deliver, to: CMG Mortgage Inc., its successors and assigns (Assignee) one certain mortgage made and subscribed by Sharrod Knite Darden and Kylandis Mechae Jackson, Joint Tenancy. to Mortgage Electronic Registration Systems, Inc., as mortgagee, as Nominee for CMG Mortgage, Inc., DBA CMG Financial, its successors and assigns which is described herein, executed by the same parties, and so paraphed by a Notary Public, on 11/06/2020 recorded under Book 1196, Page 114 and File # 2020-004715, Modification:

5.

JUDGMENT: In the matter styled Republic Finance, LLC Versus Kylandis M. Jackson, 22nd Judicial District Court, Docket Number 118946B; Washington Parish, Louisiana; It is ordered, adjudged and decreed that there be judgment in favor of Plaintiff, Republic Finance, LLC, and against the Defendant, Kylandis M. Jackson, in the full and true sum of \$2,745.31, together with interest at the rate of 32.75% per annum from the date of judicial demand (January 3, 2024), until August 4, 2026, which is after one year maturity (August 4, 2025), and thereafter 18% per annum until paid, and attorney's fees in the amount of 25% of principal and interest plus all court costs of these proceedings, less any payments received since suit was filed; Judgment read, rendered and signed on this 16 day of Feb. 2024 at Franklinton, Louisiana. Signed by Honorable Ellen M. Creel, 22nd Judicial District Court Judge; of record in MOB 1296 Page 278 of the official records of Washington Parish, Louisiana.

6.

NOTICE OF SEIZURE: In the matter styled CMG Mortgage, Inc. Versus NO. 119629 Sharrod Kinte Darden A/K/A Sharrod K. Darden A/K/A Sharrod Darden and Kylandis Mecha Jackson A/K/A Kylandis M. Jackson A/K/A Kylandis Jackson, 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 Sharrod Kinte Darden A/K/A Sharrod K. Darden A/K/A Sharrod Darden and Kylandis Mecha Jackson A/K/A Kylandis M. Jackson A/K/A Kylandis Jackson under a Writ of SEIZURE issued on June 21, 2024, by the Twenty-Second Judicial District Court for the Parish of Washington in the above styled matter to satisfy a claim of \$77,184.42, with interest, attorney fees, and costs, this the 9th day of July, 2024; signed By: Jason Smith, Sheriff By: Jessica Schilling, Deputy Sheriff; of record in MOB 1308 Page 143 of the official records of Washington Parish, Louisiana.

7.

JUDGMENT: In the matter styled Velocity Investments, LLC Versus Sharrod Darden; 593823-14; Number: 66-236; Bogalusa City Court Parish of Washington; State of Louisiana; It is ordered, adjudged, and decreed that judgment be rendered in favor of the plaintiff Velocity Investments, LLC and against defendant Sharrod Darden (SSN [REDACTED]) in full sum of \$6,647.98, together with 8.75% interest from date of judgment, and all court costs of these proceedings. Subject to a credit of \$.00. Judgment rendered, read and signed in Bogalusa, LA this 29th day of October 2024. Signed by Honorable David Merlin Duke, Judge, Bogalusa City Court; of record in MOB 1317 Page 558 of the official records of Washington Parish, Louisiana.

8.

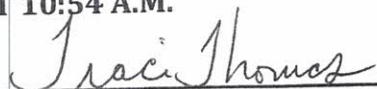
JUDGMENT: In the matter styled Discover Bank Vs. No. 119767 Sharrod Darden; 22nd Judicial District Court; Parish of Washington; State of Louisiana; It is ordered, adjudged and decreed that Plaintiff Discover Bank, have Judgment and recover of Defendant, Sharrod Darden (Social Security# [REDACTED]), the full sum of \$3,619.36, legal interest from the date of judgment until paid, \$260.00 in cost, subject to a credit

of \$00. Judgment Done and Signed in Washington Parish, Louisiana, this 15 day of Jan., 2025; Signed by Honorable Tara F. Zeller, Judge; of record in MOB 1323 Page 325 of the official records of Washington Parish, Louisiana.

9.

ASSIGNMENT OF MORTGAGE: Dated 6/24/2025; For Value Received, the undersigned, CMG Mortgage, Inc., Assignor, does hereby grant, assign, and transfer without recourse, representation or warranty, expressed or implied to Lakeview Loan Servicing, LLC, Assignee, all Assignor's interest under that certain Mortgage described below. Said Mortgage dated November 6, 2020, in the amount of \$102,626.00, executed by Sharrod Kinte Darden and Kylandis Mechae Jackson, Joint Tenancy, Mortgagor, to Mortgage Electronic Registration Systems, Inc. ("MERS"), as mortgagee, as nominee for CMG Mortgage, Inc., DBA CMG Financial, Original Mortgagee, and recorded on November 9, 2020 as Original/MOB 1196 Bundle/Page 114 as Entry No./Instrument No. 2020-004715; Modification recorded on 08/03/2023 in Book 1282, Page 49 as Document/Instrument #2023-003327, of the official records in the Recorder's Office of Washington Parish, State of Louisiana; of record in MOB 1337 Page 194 of the official records of Washington Parish, Louisiana.

**GIVEN UNDER MY HAND AND SEAL OFFICIALLY THIS 21st DAY OF SEPTEMBER, 2026
AT 10:54 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
09/21/2026 AT 10:54 A.M.**