

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. DERICK R. GAINES
2. JILAND GAINES

DESCRIPTION OF PROPERTY

A certain parcel of land situated in Section 5, Township 3 South, Range 11 East, Greensburg Land District, Washington Parish, Louisiana, and more particularly described as follows:

Commence at the Northeast Corner of the Southeast Quarter of the Southeast Quarter of Section 5, Township 3 South, Range 11 East and run South a distance of 100.77 feet to the Point of Beginning.

From the Point of Beginning, continue South a distance of 396.51 feet to a 1/2 inch iron rod set on the eastern right of way of Louisiana Highway No. 1072; thence along said eastern right of way North 45 degrees 50 minutes 51 seconds West a distance of 87.78 feet to a point for corner; thence North 44 degrees 11 minutes 28 seconds West a distance of 222.91 feet to a 1/2 inch iron rod set; thence leaving eastern right of way proceed North 51 degrees 12 minutes 19 seconds East a distance of 280.17 feet to a 1/2 inch iron rod set which is the POINT OF BEGINNING, and containing 1.00 acres of land, more or less.

All as per property boundary survey and plat made by Richard Daniel, Professional Land Surveyor, dated August 8, 2013, last revised August 12, 2013 and numbered 13-015, attached to that deed filed at COB 751, page 556 of the records of Washington Parish, Louisiana, which has an address of 46745 Highway 1072, Franklinton, LA 70438.

OTHER THAN:

1.

MORTGAGE: Executed by Derick R Gaines and Jiland Gaines in favor of Mortgage Electronic Registration Systems, Inc. "MERS" as nominee for Gateway Mortgage Group, LLC dated December 21, 2017 in the amount of \$78,282.00, maturity date of January 1, 2048; of record in MOB 1112 Page 173 of the official records of Washington Parish, Louisiana.

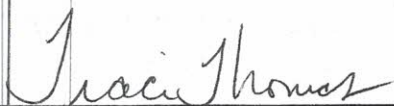
2.

NOTARIAL ENDORSEMENT AND ASSIGNMENT OF MORTGAGE: Dated 10/21/2024 by Mortgage Electronic Registration Systems, Inc. ("MERS") as Nominee for Gateway Mortgage Group, LLC and transfers to Freedom Mortgage Corporation a mortgage made and subscribed by Derick R. Gaines and Jiland Gaines on 12/21/2017 in MOB 1112 Page 173; of record in MOB 1316 Page 388 of the official records of Washington Parish, Louisiana.

3.

NOTICE OF SEIZURE: In the matter styled Freedom Mortgage Corporation Versus No. 122593 Derick R. Gaines and Jiland Gaines, 22nd Judicial District Court, Parish of Washington, State of Louisiana; ...under a Writ of SEIZURE issued on July 27, 2026, to satisfy a claim of \$65,609.17, with interest, attorney fees, and costs, this the 3rd day of August, 2026; of record in MOB 1372 Page 257 of the official records of Washington Parish, Louisiana.

**GIVEN UNDER MY HAND AND SEAL OFFICIALLY THIS 21st DAY OF SEPTEMBER, 2026
AT 10:53 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 10:53 A.M.**