

STATE OF SOUTH CAROLINA

IN THE COURT OF COMMON PLEAS

COUNTY OF RICHLAND

DOCKET NO. 2023CP4003316

PennyMac Loan Services, LLC,

Plaintiff,

v.

Gerald Jerone Wright; The Valley Homeowners Association, Inc.

Defendant(s).

WRIT OF ASSISTANCE
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APR 02 2024

SC Court of Appeals

716487-00067

THIS WRIT OF ASSISTANCE APPLIES TO ALL OCCUPANTS AND OTHERS (Including their possessions) WITH RESPECT TO THE PROPERTY DESCRIBED BELOW.

This matter came before me upon a Motion for Writ of Assistance requiring the above-named Defendant to show cause why the Writ of Assistance should not be issued by this Court to the Sheriff of Richland County, South Carolina, to remove, peaceably or forcibly, the said Defendant(s) and all personal property located within or on the subject property described in the Motion of the above Plaintiff.

The undersigned has jurisdiction over this matter pursuant to that certain Judgment more fully described in the Motion.

Upon examining the Motion, it appears that the Plaintiff was the successful bidder at the public sale of the subject property on December 4, 2023, is entitled to possession of the subject property,

NOW, THEREFORE, upon Motion of Attorney for Plaintiff

IT IS ORDERED that the Plaintiff is entitled to possession of the property described as follows:

All that certain piece, parcel or lot of land, together with improvements thereon, if any, situate, lying and being located in the County of Richland, State of South Carolina, being shown and delineated as Lot 51 as more fully described on a Bonded Plat of Phase 1-B, The Valley prepared by CEC Consulting of Columbia, Inc., dated March 11, 2020 (the "Phase 1 Plat"), and recorded in the Office of the ROD for Richland County in Book 2478, page 3410, the Phase 1 Plat being incorporated by reference for a more complete description of the Property.

Property Address: 255 Sundew Rd
Elgin, SC 29045

R29003-09-20

IT IS FURTHER ORDERED that after service of a copy of this Order, the Sheriff of Richland County, South Carolina or his authorized deputies, be, and they are hereby directed and authorized to enter upon the aforescribed property, by force if the same be necessary on the **15th day of April, 2024, at 1:00 o'clock p.m.**, or as soon thereafter as practical, and seize the said property and to remove therefrom the Defendant(s) and all persons who may be occupying the same, together with all personal property, and to put the Plaintiff in full, peaceful and quiet possession of the property without delay, and thereafter, make immediate Return to the undersigned, showing how this Order has been executed.

If personal service cannot be reasonably achieved, then service of this Writ of Assistance may be accomplished by personal service on an occupant or by posting this document upon the door of the dwelling or some other prominent place on the property by the Sheriff.

Joseph M. Strickland
Master in Equity for Richland County

Columbia, South Carolina

Dated: _____

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Richland Common Pleas

Case Caption: Pennymac Loan Services Llc vs Gerald Jerone Wright , defendant, et al
Case Number: 2023CP4003316
Type: Order/Writ Of Assistance

It is so Ordered

s/Joseph M. Strickland, 3055

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