

STATE OF SOUTH CAROLINA

IN THE COURT OF COMMON PLEAS

COUNTY OF RICHLAND

DOCKET NO. 2018-CP-40-04429

U.S. Bank National Association as Indenture  
Trustee for CIM Trust 2015-4AG Mortgage-  
Backed Notes, Series 2015-4-AG

Plaintiff,

WRIT OF ASSISTANCE

v.

Bobbie J. Fraser aka Bobbie Jean Fraser, OneMain  
Financial, Inc., The South Carolina Department of  
Revenue

Defendant(s).

**RECEIVED**  
JUN 03 2019  
SC Court of Appeals

3138.0001

**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 occupants 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 3<sup>rd</sup> party bidder.

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 3<sup>rd</sup> party bidder, Shahzad Muhammad, was the successful bidder at the public sale of the subject property on February 4, 2019, is entitled to possession of the subject property,

NOW, THEREFORE, upon Motion of Attorney for 3<sup>rd</sup> party bidder.

IT IS ORDERED that the 3<sup>rd</sup> party bidder is entitled to possession of the property described as follows:

All that certain piece, parcel or tract of land, with any improvements thereon, in the City of Columbia, County of Richland, State of South Carolina, which is shown on a Plat prepared for George Wiggins and Louise Wiggins on July 24, 1980, by Civil Engineering of Columbia which plat is recorded in the Office of the Register of Mesne Conveyances for Richland County, said Lot is bounded on the Northeast by the right-of-way of Colonial Drive, on the Southeast by land now or formerly of Loretta Jones, on the Southwest by lands now or formerly of Mary P. Freeman on the Northwest by lands now or formerly of John E. Spigner, said Lot has courses, distances as are shown on said plat. Said Lot is also designated as Lot 6, Block 10, on a Plat of property of F.H. Hyatt prepared by J.C. Covington, surveyor, March 1913, which is recorded in Plat Book C, Pages 104 and 105; and being known as 4511 Colonial Drive. Also

being more particularly shown on plat prepared for Bobbie J. Fraser by Donald G. Platt, RLS, dated April 30, 1995, recorded May 16, 1995 in Plat Book 55 at page 7571.

This being the same property conveyed to Bobbie J. Fraser by Deed of City of Columbia, dated April 26, 1995, recorded May 1, 1995 in Deed Book 1254 at page 349 in the Office of the Register of Deeds for Richland County.

TMS No. R11603-14-08

Property Address: 4511 Colonial Drive, Columbia, SC 29203

IT IS FURTHER ORDERED that the Defendants shall have until 10:00 a.m. on Monday, June 3, 2019, to vacate the subject property.

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 3rd day of June 2019, at 10:00 o'clock a.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.

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Joseph M. Strickland  
Master in Equity for Richland County

Columbia, South Carolina

Dated: \_\_\_\_\_



Richland Common Pleas

**Case Caption:** Us Bank National Association , plaintiff, et al vs Bobbie J Fraser ,  
defendant, et al  
**Case Number:** 2018CP4004429  
**Type:** Order/Writ Of Assistance

It is so Ordered

s/Joseph M. Strickland, 3055