

STATE OF SOUTH CAROLINA)
)
COUNTY OF GREENVILLE)
)
Alfie Investors, LLC,)
)
Plaintiff,)
)
vs.)
)
International Palm Oil and Biodiesel, LLC;)
Judith Oglesby; Thomas Oglesby; James T.)
Donovan; Carter Lumber of the South, Inc.;)
Universal Funding Group, LLC; Christopher)
Jones; and International Palm,)
)
Defendants.)
)

IN THE COURT OF COMMON PLEAS

**ORDER VACATING JUDGMENT
(As to International Palm Oil and
Biodiesel, LLC, Judith Oglesby and
Thomas Oglesby)**

C.A. No.: 2020-CP-23-04007

Plaintiff initiated a mortgage foreclosure upon two mortgages filed in the Greenville County records by and through the Lis Pendens, Summons and Complaint filed August 27, 2020. Pursuant to Rule 53 S.C.R.C.P., this case was referred to the Master-in-Equity for Greenville County, by Order of Reference filed on March 11, 2021. On April 21, 2021, the Decree of Foreclosure (hereinafter "Judgment") was entered in Plaintiff's favor.

Since the date of the Judgment, Plaintiff waived its right to a deficiency judgment. Accordingly, pursuant to Rule 60(b)(5) S.C.R.C.P., Plaintiff, without waiving any of its rights under the Note and Mortgage forming the basis for its action, hereby requests that the monetary Judgment entered on April 21, 2021 be vacated as to International Palm Oil and Biodiesel, LLC, Judith Oglesby and Thomas Oglesby.

THEREFORE, the monetary Judgment as to International Palm Oil and Biodiesel, LLC, Judith Oglesby and Thomas Oglesby, should be and hereby is vacated.

IT IS ORDERED.

(JUDGE'S SIGNATURE PAGE TO FOLLOW)

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SC Court of Appeals



Greenville Common Pleas

Case Caption: Alfie Investors LLC vs. International Palm Oil And Biodiesel LLC ,
defendant, et al
Case Number: 2020CP2304007
Type: Order/Vacate Judgment

So Ordered

s/ Honorable Perry H. Gravely, #2755

***** IMPORTANT NOTICE - READ THIS INFORMATION *****
NOTICE OF ELECTRONIC FILING [NEF]

A filing has been submitted to the court RE: 2020CP2304007

Official File Stamp: 06-11-2021 02:47:24 PM
Court: CIRCUIT COURT
Common Pleas
Greenville
Case Caption: Alfie Investors LLC vs. International Palm Oil And Biodiesel LLC , defendant, et al
Document(s) Submitted: Order/Vacate Judgment Order/Vacate Judgment
Filed by or on behalf of: Perry H. Gravely

This notice was automatically generated by the Court's auto-notification system.

The following people were served electronically:

Amber Bagby Glidewell for Alfie Investors LLC
Sarah Lynne Difranco for Carter Lumber Of The South Inc

The following people have not been served electronically by the Court. Therefore, they must be served by traditional means:

Judith Oglesby
Thomas Oglesby
James T Donovan
Universal Funding Group LLC
Christopher Jones
International Palm Oil And Biodiesel LLC
International Palm

STATE OF SOUTH CAROLINA)	
)	IN THE COURT OF COMMON PLEAS
COUNTY OF GREENVILLE)	
)	
Alfie Investors, LLC,)	CERTIFICATE OF MAILING
)	
Plaintiff,)	C.A. No.: 2020-CP-23-04007
)	
vs.)	
)	
International Palm Oil and Biodiesel, LLC;)	
Judith Oglesby; Thomas Oglesby; James T.)	
Donovan; Carter Lumber of the South, Inc.;)	
Universal Funding Group, LLC; Christopher)	
Jones; and International Palm,)	
)	
Defendants.)	
)	

I, Stacie Bryant, an employee of the law offices of Roe Cassidy Coates & Price, P.A., attorneys for Plaintiff, do hereby certify that on June 14, 2021, I have served a copy of the filed Motion to Vacate Judgment, Order Vacating Judgment, and revised Notice of Sale, along with this Certificate of Mailing in connection with the above-referenced case by mailing a copy of the same by United States mail, postage prepaid, to the following:

International Palm Oil and Biodiesel, LLC
 Mark Day, Partner
 944 Dexter Street NE
 Aiken, SC 29801

Judith Oglesby
 70 Union Ave., Apt 4
 Nutley, NJ 07110

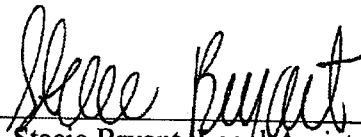
Thomas Oglesby
 70 Union Ave., Apt 4
 Nutley, NJ 07110

Universal Funding Group, LLC
 Christopher Harris, Registered Agent
 6 Sullivan Street
 Greenville, SC 29605

Sara L. DiFranco
 Poyner Spruill LLP
 301 South College Street, Suite 2900
 Charlotte, NC 28202
 Attorney for Defendant Carter Lumber of the
 South, Inc.

Christopher Jones
 213 Barker Road
 Simpsonville, SC 29680

(Signature on following page)



Stacie Bryant, Legal Assistant:
Amber B. Glidewell, ID No.: 73732
ROE CASSIDY COATES & PRICE, P.A.
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Greenville, SC 29603
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Attorney for the Plaintiff

Greenville, South Carolina
Date: June 14, 2021

Certificate of Electronic Notification

Recipients

Amber Glidewell - Notification transmitted on 06-11-2021 02:47:38 PM.

Sarah Difranc - Notification transmitted on 06-11-2021 02:47:38 PM.