

CYNTHIA B FORTE
BERKELEY COUNTY
REGISTER OF DEEDS

Po Box 6122 ~ Moncks Corner, SC 29461 (843) 719-4084

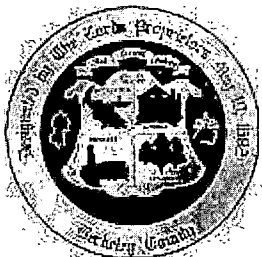
*** THIS PAGE IS PART OF THE INSTRUMENT - DO NOT REMOVE ***



Instrument #:	2020028900	Return To:	EBMJM INVESTMENTS LLC
Receipt Number:	174776		122 FRANCIS STREET
Recorded As:	SATISFACTION OF MORTGAGE		GOOSE CREEK, SC, 29445
Recorded On:	August 04, 2020	Received From:	EBMJM INVESTMENTS LLC
Recorded At:	10:46:59 AM	Parties:	
Recorded By:	HELEN SEXTON		Direct- MARSHALL, JERRI
Book/Page:	RB 3449: 679 - 682		Indirect- EBMJIM INVESTMENTS LLC
Total Pages:	4		

*** EXAMINED AND CHARGED AS FOLLOWS ***

Recording Fee: \$10.00
Tax Charge: \$0.00



Cynthia B. Forte
Cynthia B Forte - Register of Deeds

CYNTHIA B FORTE
BERKELEY COUNTY
REGISTER OF DEEDS

Po Box 6122 ~ Moncks Corner, SC 29461 (843) 719-4084

Doc: 2020028900
Total Pages: 4

*** THIS PAGE IS PART OF THE INSTRUMENT - DO NOT REMOVE ***



Instrument #:	2018020487	Return To:	EBMJM INVESTMENTS LLC
Receipt Number:	96319		122 FRANCES STREET
Recorded As:	MORTGAGE		GOOSE CREEK, SC, 29445
Recorded On:	June 20, 2018	Received From:	EBMJM INVESTMENTS LLC
Recorded At:	03:59:46 PM	Parties:	
Recorded By:	SAMANTHA EVANS		Direct- MARSHALL, JERRI
Book/Page:	RB 2774: 325 - 341		Indirect- EBMJIM INVESTMENTS LLC
Total Pages:	17		

*** EXAMINED AND CHARGED AS FOLLOWS ***

Recording Fee: \$22.00
Tax Charge: \$0.00

THE LIEN OF THIS INSTRUMENT
HAS BEEN RELEASED AND PAID IN FULL.

EBMJM INVESTMENTS, LLC

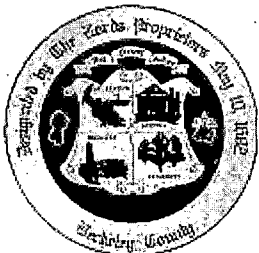
[Signature]
WITNESS #1
[Signature]
WITNESS #2 / NOTARY

[Signature]
BY: EARL BRUCE MARSHALL
ITS SOLE MEMBER

SOUTH CAROLINA)
BERKELEY COUNTY)

ACKNOWLEDGEMENT

THE FOREGOING INSTRUMENT WAS ACKNOWLEDGED BEFORE ME
BY EARL BRUCE MARSHALL, ~~THE~~ ~~NOTARY~~ SOLE MEMBER OF EBMJIM
INVESTMENTS, LLC ON JULY 29, 2020



[Signature]
BENJAMIN A. LAFOND
NOTARY PUBLIC
MY COMMISSION EXPIRES 12/10/29

[Signature]
Cynthia B. Forte

Cynthia B Forte - Register of Deeds

BENJAMIN A. LAFOND
Notary Public, South Carolina
My Commission Expires
December 10, 2029

After Recording Return To:
EBMJJM Investments, LLC
88 Westview Drive
Goose Creek, SC 29445

Doc: 2018020487
Total Pages: 17

_____ [Space Above This Line For Recording Data] _____

MORTGAGE

DEFINITIONS

Words used in multiple sections of this document are defined below and other words are defined in Sections 3, 11, 13, 18, 20 and 21. Certain rules regarding the usage of words used in this document are also provided in Section 16.

- (A) **“Security Instrument”** means this document, which is dated 6-20-2018, 2018, together with all Riders to this document.
- (B) **“Borrower”** is Jerri Marshall Borrower is the Mortgagor under this Security Instrument.
- (C) **“Lender”** is EBMJJM INVESTMENTS, LLC. Lender is a limited liability company organized and existing under the laws of South Carolina. Lender’s address is 88 Westview Drive, Goose Creek, SC 29445. Lender is the Mortgagee under this Security Instrument.
- (D) **“Note”** means the promissory note signed by Borrower and dated _____, 2018. The Note states that Borrower owes Lender **TWO-HUNDRED TWENTY THOUSAND AND 0/100** Dollars (U.S. \$220,000.00) plus interest at the rate of 5%. Borrower has promised to pay this debt in regular Periodic Payments and to pay the debt in full not later than July 1, 2028
- (E) **“Property”** means the property that is described below under the heading “Transfer of Rights in the Property.”
- (F) **“Loan”** means the debt evidenced by the Note, plus interest, any prepayment charges and late charges due under the Note, and all sums due under this Security Instrument, plus interest.
- (G) **“Riders”** means all Riders to this Security Instrument that are executed by Borrower. The following Riders are to be executed by Borrower [check box as applicable]:

- | | | |
|--|---|---|
| <input type="checkbox"/> Adjustable Rate Rider | <input type="checkbox"/> Condominium Rider | <input type="checkbox"/> Second Home Rider |
| <input type="checkbox"/> Balloon Rider | <input type="checkbox"/> Planned Unit Development Rider | <input type="checkbox"/> Other(s) [specify] _____ |
| <input type="checkbox"/> 1-4 Family Rider | <input type="checkbox"/> Biweekly Payment Rider | |

- (H) **“Applicable Law”** means all controlling applicable federal, state and local statutes, regulations, ordinances and administrative rules and orders (that have the effect of law) as well as all applicable final, non-appealable judicial opinions.
- (I) **“Community Association Dues, Fees, and Assessments”** means all dues, fees, assessments and other charges that are imposed on Borrower or the Property by a condominium association, homeowners association or similar organization.
- (J) **“Electronic Funds Transfer”** means any transfer of funds, other than a transaction originated by check, draft, or similar paper instrument, which is initiated through an electronic terminal, telephonic instrument, computer, or magnetic tape so as to order, instruct, or authorize a financial

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Laws.

26. Future Advances. The lien of this Security Instrument shall secure the existing indebtedness under the Note and any future advances made under this Security Instrument up to 150% of the original principal amount of the Note plus interest thereon, attorneys' fees and court costs.

BY SIGNING BELOW, Borrower accepts and agrees to the terms and covenants contained in this Security Instrument and in any Rider executed by Borrower and recorded with it.

Signed, sealed and delivered in the presence of:

Jerry Jerry Marshall (Seal)
Jerry Marshall

[Signature]
First Witness

[Signature]
Notary / Second Witness

_____ [Space Below This Line For Acknowledgment] _____

STATE OF SOUTH CAROLINA)

)

COUNTY OF BERKELEY)

The foregoing instrument was acknowledged before me by Jerry Marshall on 20 June, 2018.

Nancy Squires

Notary Public for South Carolina

Print notary name: NANCY SQUIRES

My commission expires: _____

**NANCY SQUIRES, Notary Public
South Carolina**

My Commission expires 7-26-26

