

STATE OF SOUTH CAROLINA
COUNTY OF LEXINGTON

IN THE COURT OF COMMON PLEAS
DOCKET NO. 2016CP32



[Redacted]

Plaintiff,

Deficiency Judgment Waived

v.

[Redacted]

Defendant(s).

(011792-00591)

AFFIDAVIT OF INDEBTEDNESS

BEFORE ME, the undersigned authority, personally appeared [Redacted] Specialized Loan Servicing LLC ("SLS") who being first duly sworn, deposes and says:

1. I am authorized to sign this affidavit on behalf of Plaintiff, Specialized Loan Servicing LLC, as an officer or employee of SLS, which is Plaintiff's loan servicer ("servicer") for the subject loan ("the Loan").
2. SLS maintains records for the Loan in its capacity as Plaintiff's servicer. As part of my job responsibilities for SLS, I am familiar with the type of records maintained by SLS in connection with the Loan.
3. The information in this affidavit is taken from SLS's business records. I have personal knowledge of SLS's procedures for creating these records. They are: (a) made at or near the time of the occurrence of the matters recorded by persons with personal knowledge of the information in the business record, or from information transmitted by persons with personal knowledge; (b) kept in the course of SLS's regularly conducted business activities; and (c) it is the regular practice of SLS to make such records.
4. Plaintiff is the assignee of the security instrument for the subject loan. Plaintiff has exercised its option under the Note and Mortgage to accelerate the Loan and declare the entire principal balance, together with interest, advances and other charges immediately due and payable. Plaintiff has the right to foreclose the subject note and mortgage.
5. The business record attached as Exhibit A, which I have personally reviewed, is a true and correct printout that is part of the business records described above. It shows that [Redacted] defaulted on the Loan, the default has not been cured, and the amount stated on the attached business record is owed on the Loan.

6. SLS's books and records reflect that there is now due and owing to the Plaintiff the following amounts:

A. Unpaid Principal Balance due on the Note and Mortgage:	\$40,789.44
B. Accrued Interest from August 1, 2015 to October 20, 2017:	\$6,787.43
C. Escrow Advanced:	\$2,494.02
D. Attorney Fees & Costs:	\$5,786.50
E. Pre-acceleration Late Charges	\$0.00
F. Property Inspections:	\$240.00
G. Less Suspense (Unapplied) Credit:	(\$542.11)
TOTAL	\$55,555.28

7. Interest at the rate of 7.5% continues to accrue for each day that the debt remains unpaid at a rate of \$8.3814, subject to any adjustment as provided for in the Note;
8. On account of Defendant's default under the Note and Mortgage sued upon herein, Plaintiff retained its attorney of record and instructed the filing of this action and agreed, bound and obligated itself to pay said attorney for his/her services on its behalf such sum as the Court shall adjudge to be reasonable.

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Further Affiant sayeth not.

Dated: OCT 05 2017

By: [Redacted]
Title: Assistant Vice President

STATE OF Colorado
COUNTY OF Douglas

Sworn to before me this 5th day of Oct., 2017.

[Redacted]

Notary Public for [Redacted]

My Commission Expires: 12/3/20

**NOTARY PUBLIC
STATE OF COLORADO
NOTARY ID 20084040359
MY COMMISSION EXPIRES 12/03/2020**

Borrower: [Redacted]

Property Address: [Redacted]

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Exhibit A



JFIGS Good Through 10/20/17

Client: **SLS**
 Loan Number: [REDACTED]
 Mortgagor Name: [REDACTED]
 Current Interest Rate: 7.50000
 Per Diem: 8.3814
 Prepared: 09/20/17

Unpaid Principal Balance:	=	<u>40789.44</u>
Interest From: <u>08/01/15</u> to <u>10/20/17</u>	=	<u>6787.43</u>
Escrow Advanced:	=	<u>2494.02</u>
Delinquent Taxes	=	<u>0.00</u>
Delinquent Insurance	=	<u>0.00</u>
Deferred Balance	=	<u>0.00</u>
Late Charges Good Through: <u>09/01/15</u>	=	<u>0.00</u>
NSF Fee:	=	<u>0.00</u>
Property Inspection:	=	<u>240.00</u>
Other Fees & Costs:	=	<u>0.00</u>
Attorney Fees & Costs:	=	<u>5786.50</u>
Property Preservation:	=	<u>0.00</u>
Suspense (Unapplied):	=	<u>-542.11</u>
Subtotal Due:	=	<u>55555.28</u>

Comments:

IF ANY OF THE ABOVE FEES ARE IN EXCESS OF THOSE ALLOWED BY THE LAWS OF YOUR JURISDICTION, PLEASE ADJUST TO THE ALLOWABLE LIMITS.

[REDACTED] Highlands Ranch, Colorado, 80129
 Direct [REDACTED]

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