

FILED-RECORDED FORM 4

STATE OF SOUTH CAROLINA
COUNTY OF DORCHESTER
IN THE COURT OF COMMON PLEAS

JUDGMENT IN A CIVIL CASE
CASE NUMBER 2023CP1801944

Ivory Gibson

Home River Group

PLAINTIFF(S)

DEFENDANT(S)

Submitted by:

Attorney for: Plaintiff Defendant
 Self-Represented Litigant

DISPOSITION TYPE (CHECK ONE)

- JURY VERDICT.** This action came before the court for a trial by jury. The issues have been tried and a verdict rendered.
- DECISION BY THE COURT.** This action came to trial or hearing before the court. The issues have been tried or heard and a decision rendered. See Page 2 for additional information.
- ACTION DISMISSED (CHECK REASON):**
 - Rule 12(b), SCRCP;
 - Rule 41(a), SCRCP (Vol. Nonsuit);
 - Rule 43(k), SCRCP (Settled);
 - Other: _____
- ACTION STRICKEN (CHECK REASON):**
 - Rule 40(j) SCRCP;
 - Bankruptcy;
 - Binding arbitration, subject to right to restore to confirm, vacate or modify arbitration award;
 - Other: _____
- STAYED DUE TO BANKRUPTCY**
- DISPOSITION OF APPEAL TO THE CIRCUIT COURT (CHECK APPLICABLE BOX):**
 - Affirmed;
 - Reversed;
 - Remanded;
 - Other: Appellant failed to post the required bond and therefore this appeal is hereby dismissed.

NOTE: ATTORNEYS ARE RESPONSIBLE FOR NOTIFYING LOWER COURT, TRIBUNAL, OR ADMINISTRATIVE AGENCY OF THE CIRCUIT COURT RULING IN THIS APPEAL.

IT IS ORDERED AND ADJUDGED: See attached order; (formal order to follow) Statement of Judgment by the Court:

ORDER INFORMATION

This order ends does not end the case.
Additional Information for the Clerk: _____

INFORMATION FOR THE JUDGMENT INDEX

Complete this section below when the judgment affects title to real or personal property or if any amount should be enrolled. If there is no judgment information, indicate "N/A" in one of the boxes below.

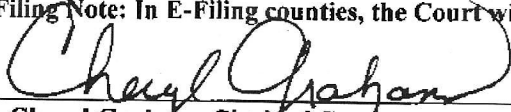
Judgment in Favor of (List name(s) below)	Judgment Against (List name(s) below)	Judgment Amount To be Enrolled (List amount(s) below)

If applicable, describe the property, including tax map information and address, referenced in the order:

The judgment information above has been provided by the submitting party. Disputes concerning the amounts contained in this form may be addressed by way of motion pursuant to the SC Rules of Civil Procedure. Amounts to be computed such as interest or additional taxable costs not available at the time the form and final order are submitted to the judge may be provided to the clerk.

Note: Title abstractors and researchers should refer to the official court order for judgment details.

E-Filing Note: In E-Filing counties, the Court will electronically sign this form using a separate electronic signature page.


Cheryl Graham, Clerk of Court

2099
Judge Code

2/13/2024
Date

RECEIVED

Feb 21 2024

SC Court of Appeals

For Clerk of Court Office Use Only

This judgment was entered on 2/13/2024, and a copy mailed first class or placed in the appropriate attorney's box on 2/13/2024, to attorneys of record or to parties (when appearing pro se) as follows:

Ivory Gibson
231 Towering Pine Dr
Ladson, SC 29456

Home River Group
P.O. Box 4216
Columbia, SC 29240

ATTORNEY(S) FOR THE PLAINTIFF(S)

ATTORNEY(S) FOR THE DEFENDANT(S)

Cheryl Graham

Court Reporter

Cheryl Graham - Clerk of Court

Court Reporter:

E-Filing Note: In E-Filing counties, the date of Entry of Judgment is the same date as reflected on the Electronic File Stamp and the clerk's entering of the date of judgment above is not required in those counties. The clerk will mail a copy of the judgement to parties who are not E-Filers or who are appearing pro se. See Rule 77(d), SCRPC.

ADDITIONAL INFORMATION REGARDING DECISION BY THE COURT AS REFERENCED ON PAGE 1.

This action came to trial or hearing before the court. The issues have been tried or heard and a decision rendered.

cc: Magistrate Court via email and courier

RECEIVED

Feb 21 2024

SC Court of Appeals

STATE OF SOUTH CAROLINA
COUNTY OF DORCHESTER

CERTIFIED COPY
2024 FEB 21 AM 9:47
IN THE MAGISTRATE'S COURT
CASE NO: 2023-CV-181030-4807

Cheryl Graham
CLERK OF COURT
DORCHESTER COUNTY
Ref: 2023-CP-18-00-1944

**HOME RIVER GROUP AS AGENT FOR
MCH SFR PROPERTY OWNER 2 LLC**
Plaintiff/ Landlord,

vs.

IVORY GIBSON, ET AL
Defendant/Tenant.

ORDER DISMISSING
APPEAL

2024 FEB 13 AM 10:12
CHERYL GRAHAM
CLERK OF COURT
DORCHESTER COUNTY
FILED-RECORDED

Based upon these facts: It appears from the record that the Defendant/Tenant filed an appeal to the Circuit Court on November 13, 2023, from the Application of Ejectment filed in the Magistrate's Court by Plaintiff/Landlord. Thereafter, pursuant to S.C. Code §27-40-800, the Magistrate Court held a Bond to Stay Execution on Appeal hearing on December 8, 2023 at 1:00 PM. The Plaintiff Appeared, the Defendant/Tenant appeared, bond was set at \$2,349.95.00, due on the 1st day of each month beginning with, January 1, 2024, to be made To Renu Property Management SC LLC, located at 1950 E. Grayhound Pass# 18.355 Caumel, NJ 46033, until this matter is heard on appeal and decided by the Circuit Court. The Plaintiff's now moves before the Magistrates Court to have this appeal dismissed due to the Defendant failure to pay the bond set by the court.

Now, therefore, and pursuant to S.C. Code §27-37-130, the stay of execution shall dissolve, and the appeal by the Defendant/Tenant to the Circuit Court is hereby dismissed.

The Magistrate Court may issue a Writ of Ejectment, and the Dorchester County Sheriff's Office may dispossess the Defendant/Tenant.

AND IT IS SO ORDERED this 8 day of February 2024

[Signature]
Presiding Magistrate

Keisha D. Gadsden

From: Melissa Roberts <mroberts@crawfordvk.com>
Sent: Wednesday, February 7, 2024 11:29 AM
To: Keisha D. Gadsden
Cc: B. Lindsay Crawford; Seana Barnes; Kendra Macon; Gabby Coombs
Subject: 2023CV1810304807 Ivory Gibson 231 Towering Pines Dr
Importance: High

[EXTERNAL - This message originated outside our organization. Use caution when clicking links or opening attachments.]

Good morning Ms. Gadsden,

Please be advised that the above referenced tenant did not make the bond payment of \$2,349.95 and we would like to move forward with the issue of the writ. This tenant requested an appeal and the appeal case # is **2023CP1801944**. We are requesting that the appeal be dismissed. Feel free to contact me with any questions.

Sincerely,

Melissa Roberts
Eviction Paralegal
Crawford & von Keller, LLC
1640 St. Julian Place (29204)
PO Box 4216 (29240)
Columbia, South Carolina
803-790-2626 ext 218
803-764-7433 (Direct line)
803-790-1277 (fax)
mroberts@crawfordvk.com

2024 FEB 13 AM 10:12
ORIGINAL GRANT
OFFICE OF COURT
CLERK STRICKLAND

PRIVILEGED AND CONFIDENTIAL: This electronic message (including any attachments) is intended only for the use of the individual or entity to which it is addressed and may contain information that is attorney-client privileged, may be confidential work product, or may be exempt from disclosure under applicable law. If the reader of this message is not the intended recipient or the employee or agent responsible for delivering the message to the intended recipient, you are hereby notified that any dissemination, distribution or copying of this communication is wrongful, is strictly prohibited, and may subject you to civil liability. If you have received this communication in error, please immediately notify us by telephone at 803-790-2626 or by return e-mail, and destroy any copies (electronic, paper, or otherwise) that you may have of this communication.

DEBT COLLECTOR: This is a communication from a debt collector attempting to collect a debt and any information obtained will be used for that purpose. However, if you have previously received a discharge in bankruptcy, this message is not and should not be construed as an attempt to collect a debt, but only as an attempt to enforce a lien.

IRS CIRCULAR 230 DISCLOSURE: To ensure compliance with certain U.S. Treasury regulations, we inform you that, unless expressly stated otherwise, any tax advice contained in this communication (including any attachments) is not intended or written to be used, and cannot be used, for the purpose of avoiding tax-related penalties that may be imposed by the IRS or to promote, market or recommend to any party any tax-related matter addressed herein. In addition, if any such tax advice is used or referred to by other parties in promoting, marketing or recommending any partnership or other entity, investment plan or arrangement, then (i) the advice should be construed as written in connection with the promotion or marketing by others of the transaction(s) or matter(s) addresses in this communication and (ii) the taxpayer should seek advice based on the taxpayer's particular circumstances from an independent tax advisor.

CLIENT DISCLAIMER: If you are a client of our firm, do not forward or share this email or its attachments without permission from our firm, as doing so may result in a loss of attorney-client privilege.