

EXHIBIT A

STATE OF SOUTH CAROLINA
COUNTY OF SUMTER

RECORDED IN THE MAGISTRATES COURT
C/A No.: 2023-CV-4310101594

2024 JAN 23 AM 11:24

David Bryant Trapp,

JAMES B. CAMPBELL
CLERK OF COURT
SUMTER COUNTY, S.C.

ORDER AND RETURN

v.

Randall Freeman and Jenna Freeman,
Defendants

RECEIVED

FEB 29 2024

SC Court of Appeals

This matter is before the court upon its own motion. As stated in prior pleadings, this action arose out of an Application for Ejectment filed on April 3, 2023. Defendants filed an Answer on April 27, 2023, demanding a jury trial and a pre-trial hearing pursuant to S.C. Code Ann. § 27-40-790 to determine the rent/bond to be paid into Court pending the disposition of this action. I ordered the bond set at \$1,750.00 and payable within five (5) days from the date of the hearing. Additionally, future bond payments were set at \$1,600.00 due and payable on the first of each month and no later than the 10th of each month, beginning on September 1, 2023.


After bond was set, defendants posted their September and October bond timely to the Sumter County Magistrate Court, each in the amount of \$1,600.00 respectively. November bond was not paid or received by the Court by November 10, 2023. Accordingly, a Writ of Ejectment was issued and executed pursuant to S.C. Code Ann. §27-37-160. Subsequently, Defendant Randall Freeman filed an appeal with the Court of Common Pleas. Freeman filed the appeal without his counsel, alleging *inter alia*, that he attempted to pay his bond and was refused by my civil court clerks. Regardless of this appeal's merits, I must allow the defendant to post bond with the court pending the appeal. Accordingly, IT IS ORDERED that defendant post bond as previously ordered for November and December in the amount of Three Thousand Two Hundred Dollars (\$3200.00).¹ If the appeal is not heard before the end of this year, the previous bond

¹ When I was noticed of Freeman's appeal, I requested an affidavit from plaintiff as there was no need for a new bond hearing. The affidavit alleges rent is owed for April, May,

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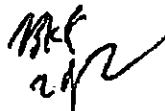
order will be extended into January. Defendant has 5 days from receipt of this order to post bond with the Summary Court. This order shall be sent to defense counsel on Freeman's behalf as he is still counsel of record for the purpose of calculating time. This order shall also serve as the magistrate's return in the event the appeal is conducted by the circuit court. Any failure to post bond will result in the dismissal of the appeal by the trial magistrate as required by statute.

AND IT IS SO ORDERED.


Bryan K. Griffin
Magistrate, Sumter County

Sumter, South Carolina
December 7, 2023

June, and July As the alleged failure to pay rent for those months is an issue on the merits, I think my order is limited to the original ruling in August to the present.





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EXHIBIT B

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2023CV4310101594	Sumter Magistrate Court	04/03/2023		
Civil	Rule to Vacate \$40			
Rescheduled	Gamble, William Mattison			
Find for Plaintiff	11/20/2023	Griffin (Magistrate), Bryan Keith		
2023CV4310101594				

Case Parties	Judgments	Tax Map Information	Associated Cases	Actions	Financials
	\$9,790.00			\$9,790.00	\$0.00
Civil Filing Fee County 44%/100%	CVFFCN			\$20.00	\$20.00
SCJD Filing Fee Other Summary \$10	SCJDFF			\$10.00	\$10.00
Escrow for Civil Case	ESCROW			\$1,600.00	\$1,600.00
Service Fee \$10	SRVFEE			\$0.00	\$0.00
Escrow for Civil Case	ESCROW			\$1,600.00	\$1,600.00
01/10/2024	629611		c43tjackso	CV	\$1,600.00
10/11/2023	625895		c43tjackso	CV	\$1,600.00
08/11/2023	623222		c43tjackso	ES	\$1,750.00