

104583

State of South Carolina)

In The South Carolina Court of Appeals

County of Richland)

Motion to Stay

In the Matter of)

Case No.2025-00060

)

Defendant)

Rodney Standiferd Mills
Post Office Box 8441
Columbia, South Carolina 29202

Plaintiff

RECEIVED
APR 25 2025
SC Court of Appeals

VS

US Bank Trust National Association
As Trustee for LB-Ranch Series V
McMichael/Taylor/Gray, LLC
3550 Engineering Drive, Suite 260
Peachtree Corner, GA 30092

Defendant

Motion for A stay Pending Appeal

Defendant in the above-captioned cause and respectfully moves that this court grant a stay on April 23,2025 pending appellate review of that order.

Pursuant to 11 U.S.C 362©(B), the debtor(s) request(s) am order imposing a stay and Make(s) the following representatives in support of this request.

1. In the court of Common Pleas Case No. 2023-400-5784. On the date of January 16, 2025; presiding The Honorable Joseph M. Strickland.
2. On that date I was told by January Nicole Taylor, Atty. that the Judge instructed us to negotiate a payoff. Also, January Nicole Taylor, Atty, had three attorneys seated at the table.
3. Attorneys went outside and came back with an agreement or payoff offer I refused because it was too much over the principle outstanding amount. I finally said I would pay \$35,000.00. She then went back outside came back and said the mortgage company would except it.
4. I did not understand it at the time but January Nicole Taylor, Atty. said if you want more time add \$2,000.00 to the agreement. I thought the \$35,000.00 would be it, we just wanted to make the payoff as we had been asking for over a year.

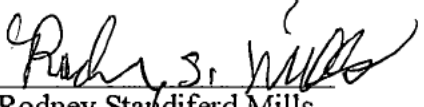
5. There should not have been any contingencies related to this matter once the agreement had been made. We just wanted to pay the loan off. The judge instructed the Mortgage Company to produce a payoff; after chasing and calling the attorney for US Bank Trust National Association we finally got an email stating that she the attorney was traveling the country and did not have to
6. This was just before she presented Rodney S. Mills in Master in Equity Court for a final hearing. On this day the Judge was telling the defendant how much time they had to get out.
7. I had never been to court on the matter I rose to explain to the Judge that I had never been summoned to court on the matter. However, on my attempting the atty. for the mortgage company said in a loud voice Diminishing me and state "My fault). The Judge said to her that he would need to see her when court was over. January Nicole Taylor, Atty her requesting for the money on January 22, 2025, was so it does not make her look bad. We did not discuss Legal forfeiture. I would never have agreed to the process.
8. When the Judge came out he was standing never sat down to the far right-side of the room which was on the attorney side of the room. It was like the two of them were speaking in a whisper. I could barely hear but it sounds like she mentioned a forfeiture.
9. We agreed on a payoff of \$35,000.00 after the removal of some interest on the principal amount of \$26,091.00. I agreed to pay \$35,000.00, that amount with no other stipulations as part of an agreement.
10. Judge Joseph M. Strickland did not say anything to me or look in my direction. He turned and left the room from the Attorney' side of the room after what appeared to be a private conversation.
11. January Nicole Taylor, Atty. stated to me "I choose that date with a holiday because I knew the mail would not make it". Further the Attorney stated the money would have to be wired too her company. Upon repeated request she stated she would send all the wire information. On another request she stated she would get the information from her office. After making several more requests she sent me a text message stating "I will not send you the information because you already have it". How would I have her company wire information if it was never sent to me?
12. In closing, the whole situation is a manufactured foreclosure, where my payments were placed in something called suspense account. Then they come to you saying your payment is behind and would you like to engage in a payment deferment.
13. As you can see all these ploys, underhanded plan(s), degrees of deception, in your face deliberate and often cunning actions,i.e.
 1. Mortgage company suspense tactics.
 2. Trying to skip a part of the Judicial process by skipping discovery and placing the case on final hearing (to put me out) had I not showed up to court.
 3. Attorney underhanded plan(s) to add forfeiture. Telling the Judge we had come to a agreement of \$35,000.00.
 4. The attorney underhandly between the date she established, would not provide the company's wire information for instantaneous payment or deposit of certified funds.
 5. Attorney told me "Everyone says that I 'am a big liar But, I tell the truth" " I 'am upside down in my house but I want to see you keep your house"

14. The foreclosure was never sent or served upon me; for Case No. 2023-CP-400-5784 concerning forfeiture foreclosure, it was found on the internet.
15. The structure is up for auction on May 05, 2025. Also, this information was found on the internet. We have received no correspondence in the matter of the above Case No. 2023-CP-400-5784.

I pray the court grants a stay in this matter so my house will not be lost until this matter can be heard before the court.

US Bank Trust National Association
As Trustee for LB-Ranch Series V
McMichael/Taylor/Gray LLC
3550 Engineering Drive, Suite 260
Peachtree Corners, GA 30092

January Nicole Taylor, Counsel
(404)219-7080(M)


Rodney Standiferd Mills
Post Office Box 8441
Columbia, South Carolina 29202
(803)351-7765(M)

Proof Of Service of a Notice of Appeal

The State of South Carolina
In the Court of Appeals
In the Supreme Court

Appeal from Richland County
Court of Common Pleas

Jerry Abbott Kitchens, Clerk

Case no. 2025-000604

RECEIVED

APR 25 2025

SC Court of Appeals

US Bank Trust National Association
As Trustee for LB-Ranch Series V
McMichael/Taylor/Gray LLC
3550 Engineering Drive, Suite 260
Peachtree Corners, GA 30092

January Nicole Taylor, Atty

Respondent.

VS

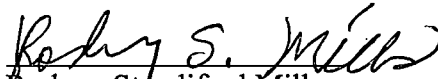
Rodney Standiferd Mills
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(803)351-7765(M)

Appellant.

Proof of Service

I certify that I have served the Notice of Stay on January Nicole Taylor, Atty. by depositing a copy of it in the United States mail, postage prepaid, on April 24,2025.

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