

From: [Keiven Minter](#)
To: [Court Of Appeals Filings](#); [Martin Page](#); [Austin Blackwell](#); [Morgan Ames](#)
Subject: Appellate Case No. 2026-001622 - SERVICE of Appellant's Emergency Petition for Writ of Supersedeas and Temporary Stay Pending Appeal
Date: Thursday, September 3, 2026 10:18:34 AM
Attachments: [09032026 Appellants Emergency Petition for Writ of Supersedeas and Temporary Stay Pending Appeal .pdf](#)

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Counsel of Record,

PLEASE TAKE NOTICE that pursuant to **Rule 241 and Rule 234 of the South Carolina Appellate Court Rules (SCACR)**, Appellant Keiven K. Minter has electronically filed his **Emergency Petition for Writ of Supersedeas and Temporary Stay Pending Appeal** in the South Carolina Court of Appeals this morning, **Thursday, September 3, 2026**.

Please accept this email and the attached PDF document as formal electronic service of the Emergency Petition and all supporting exhibits in this action.

SUMMARY OF EMERGENCY RELIEF SOUGHT

- **Appellate Case No.:** 2026-001622
- **Lower Court Case No.:** 2025-CP-40-01229 (Richland County Common Pleas)
- **The Emergency:** Respondent's counsel has scheduled a public foreclosure auction of the real property located at **136 Sandpine Circle, Columbia, SC 29229** (TMS No. R23112-02-11) for **Tuesday, September 8, 2026, at 12:00 PM**.
- **The Jurisdictional Defect:** As established by the certified public land records and the independent Attorney Title Opinion of record, the physical property scheduled for auction is owned exclusively in fee simple by a separate, non-party legal entity, **The Keiven Keon Minter Trust**. Because the underlying foreclosure judgment was entered strictly against an individual capacity, and Respondent's counsel willfully failed to join the indispensable record owner, the lower court lacked subject-matter jurisdiction over the *res*, rendering the entire decree void *ab initio*.
- **The Calendar Lockout:** While a consolidated post-judgment hearing is scheduled in the lower court for **Friday, September 4, 2026, at 11:00 AM**, Respondent's counsel has actively refused to administratively withdraw the September 8 sale date. Due to the intervening three-day Labor Day federal holiday weekend (September 5–7), if the trial court denies or defers relief on Friday afternoon, Appellant is left with exactly **zero (0) business hours** to seek emergency appellate protection before the Tuesday auction.

Immediate appellate intervention is procedurally required under **Rule 241, SCACR**, to

preserve the status quo, protect the Trust's estate from wrongful execution, and prevent a permanent, irreparable cloud on the public land records of Richland County.

Please govern yourselves accordingly.

Respectfully submitted,

Keiven K. Minter, Appellant

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