

STATE OF SOUTH CAROLINA)
)
 COUNTY OF CHARLESTON)
)
 Belle Hall Plantation Homeowner's)
 Association, Inc.)
)
 Plaintiff,)
)
)
 John A Murray, Trustee of John E. Murray)
 Gloria C. Murray Family Trust,)
)
)
 Defendants.)
)
 _____)

COURT OF COMMON PLEAS
 NINTH JUDICIAL CIRCUIT
 CASE NO. 2013-CP-10-4248

RECEIVED

SEP 22 2014

SC Court of Appeals

ORDER

BY _____

JULIE J. ARMSTRONG
 CLERK OF COURT

2014 JUL 22 PM 2:55

FILED

This matter came to hearing on July 3, 2014, by Defendant's Motion to Vacate the Judgment of Foreclosure and Set Aside the Sale in this action filed July 22, 2013. Amanda Reece, Esquire, appeared on behalf of Defendant. Stephanie Trotter, Esquire, appeared on behalf of Plaintiff. David Conor Keys, Esquire appeared on behalf of Third Party Purchasers David Conor Keys and Karen Keys.

The Court finds that in the interest of equity and for good cause shown that the Defendant's motion be granted.

WHEREAS, David Conor Keys and Karen Keys has tendered \$100,000.00, to the Court;

WHEREAS, John A. Murray has tendered \$8,149.77, to the Court;

WHEREAS, the Court has disbursed funds as follows:

1. To the Plaintiff \$5,122.55, which satisfies amounts claimed under this action and includes:
 - a. \$1580.00, assessment claimed in this action;
 - b. \$ 353.30, Interest owed through the date of this Order;
 - c. \$ 2,075.00, Attorney's Fees;
 - d. \$ 854.25, Costs of Foreclosure;
 - e. \$ 260.00, Late Fees;
2. To David Conor Keys and Karen Keys \$101,216.39, which includes:
 - a. \$100,000.00, reimbursement for successful bid;

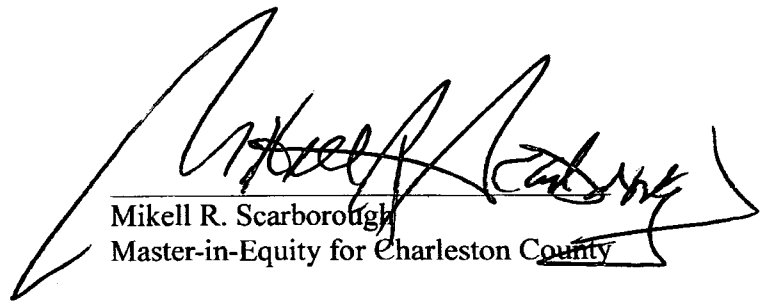
- b. \$1216.39, the costs associated with insuring the property, legal fees and deed stamps; and
- 3. The Court retains \$1810.83, which includes:
 - a. \$1000.00, Master's commission; and
 - b. \$810.83, advertising costs of the sale.

IT IS THEREFORE ORDERED THAT:

1. David Conor Keys and Karen Keys retain the rents collected from the tenants of 378 Jardinere Walk for the months of June and July of 2014.
2. The Lis Pendens filed against the subject property is cancelled;
3. The Judgment of Foreclosure granted April 4th, 2014 is vacated;
4. The Master's Deed dated May 16, 2014 conveying title to David Conor Keys and Karen Keys recorded in Book 0406, Page 909, of the RMC Office for Charleston County on May 23, 2014 is **VOID** and title is restored to and vested in John A. Murray, individually as previously acquired by a certain deed recorded in Book 0380, Page 338, of the RMC Office for Charleston County on December 23rd, 2013.*
5. This action is dismissed without prejudice.

AND IT IS SO ORDERED.

7/22, 2014


Mikell R. Scarborough
Master-in-Equity for Charleston County

* In the event A Murray requests a
Contrary Deed of the Court, the Court retains
Jurisdiction to execute the deed

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

JUDGMENT IN A CIVIL CASE

CASE NO. 2013CP-10-4248

Belle Hall

MURRAY

PLAINTIFF(S)

DEFENDANT(S)

Submitted by:

Attorney for : Plaintiff Defendant
or
 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.
- ACTION DISMISSED (CHECK REASON):** Rule 12(b), SCRPC; Rule 41(a), SCRPC (Vol. Nonsuit); Rule 43(k), SCRPC (Settled); Other
- ACTION STRICKEN (CHECK REASON):** Rule 40(j), SCRPC; Bankruptcy Binding arbitration, subject to right to restore to confirm, vacate or modify arbitration award; Other
- DISPOSITION OF APPEAL TO THE CIRCUIT COURT (CHECK APPLICABLE BOX):**
 Affirmed; Reversed; Remanded; Other

NOTE: ATTORNEYS ARE RESPONSIBLE FOR NOTIFYING LOWER COURT, TRIBUNAL, 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 :

Keys' motion to reconsider is denied. Keys' motion to strike the affidavits is denied. Keys' motion to stay vacating sale and order of FIC and for supersedeas is denied. Defendant plaintiff's motion to amend the order is granted. Formal order to follow.

INFORMATION FOR THE PUBLIC 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.

Circuit Court Judge

[Signature]

3062

Judge Code

8/18/2014
Date

FILED
2014 AUG 20 PM 4:21
JULIE J. FORD
CLERK OF COURTS
SOUTH CAROLINA