



LEGENDS
at Charleston Park

APARTMENT HOMES

February 27, 2018

To: Summerville Magistrate Court

RE: Creighton Montgomery Case #2018CV1810300073
8850 Dorchester Road
Apt. 928
North Charleston, SC 29420

From: Walden at Dorchester d/b/a Legends at Charleston Park

Please be advised that Creighton Montgomery did not pay the bond to stay of \$1,860.00 as required by the courts to Walden at Dorchester d/b/a Legends at Charleston Park on 2/26/18 by 5:00 pm. We have received no payment from Mr. Creighton Montgomery.

Please dismiss the appeal and we would like to schedule the writ of ejectment.

Thank you,

Sandy Ferguson

Property Manager

FILED - RECORDED
2018 FEB 28 PM 4:00
CHERYL GRADY
CLERK OF COURT
DORCHESTER COUNTY

Your Neighborhood Is Here.

843.207.0607 • fax: 843.207.0506 • 8850 Dorchester Road • North Charleston, SC 29420

WWW.LEGENDSATCHARLESTONPARK.COM

Professionally Managed By United Residential Properties
Multifamily Management & Development



stating comfortable was on his way to
remove stuff / said he had to turn in keys
OR move out he had 20 mins
to pay)
2018 CV 181030 0073
went OR
move out.

STATE OF SOUTH CAROLINA
COUNTY OF DORCHESTER

CIVIL CASE NUMBER
IN THE MAGISTRATE'S COURT

Walden at Dorchester, LLC d/b/a The Legends)
at Charleston Park)
8850 Dorchester Road, North Charleston, SC)
29420)

PLAINTIFF(S))

VS.)

APPLICATION FOR
EJECTMENT
(Eviction)

Creighton Montgomery)
8850 Dorchester Road #928)
North Charleston, SC 29420)

DEFENDANT(S))

I, Walden at Dorchester, LLC d/b/a The Legends at Charleston Park
8850 Dorchester Road, North Charleston, SC 29420, plaintiff in this action, state that I am the
landlord-lessor of premises within the jurisdiction of Magistrate Dorchester which is described
as: (address and description of premises – apartment, house, etc.)

8850 Dorchester Road #928, North Charleston, SC 29420

I further state that, with regard to the above described premises, a landlord-tenant relationship
exists between myself and the defendant Creighton Montgomery

8850 Dorchester Road #928

North Charleston, SC 29420, the tenant-lessee, as evidenced by the following: (Attach lease
papers or other written proof.)

1st page of Lease & Ledger

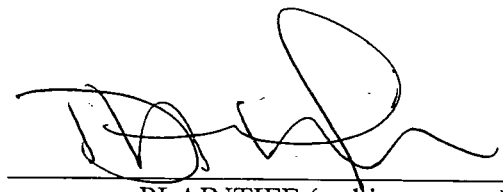
Grounds for this ejectment are one or more of the following:

- The tenant fails or refuses to pay the rent when due or when demanded; or
- The term of tenancy or occupancy has ended; or
- The terms or conditions of the lease have been violated as follows:

Sworn to before me
this 9 day of Jan, 2018)

Richardson)
Magistrate or Notary Public for South Carolina)

My Commission expires _____)


PLAINTIFF (or his attorney)

STATE OF SOUTH CAROLINA

COUNTY OF DORCHESTER

2018CV1810300073
CIVIL CASE NUMBER
MAGISTRATE'S COURT
RULE TO VACATE OR SHOW CAUSE

Walden At Dorchester Llc d/b/a The
Legends of Charleston Pk.
8850 Dorchester Road
North Charleston, SC 29420
(843) 207-0607

PLAINTIFF(S)
Vs.

Creighton Montgomery
8850 Dorchester Rd #928
North Charleston, SC 29420

DEFENDANT(S)

Upon the application of the Plaintiff(s) listed above, which states:

TENANT HAS FAILED TO PAY RENT WHEN DUE OR DEMANDED.

You the defendant(s) or lessee(s) of the premises located at the address listed above, and all others, are ordered to vacate the premises immediately pursuant to S.C. Code of Laws Section 27-37-10 or contact the:

Summerville Magistrate,
212 Deming Way, Box 10
Summerville, SC 29483
(843) 832-0370

within ten (10) days excluding date of service, for the purpose of showing why you and all occupants should not be ejected from these premises.

FAILURE TO VACATE THE PREMISES OR TO RESPOND WITHIN TEN (10) DAYS MAY RESULT IN THE ISSUANCE OF A WRIT OF EJECTMENT.

Thursday, January 11, 2018

Tracy
JUDGE, Summerville Magistrate

Personally appeared before me, the undersigned deponent, being duly sworn, says that he attempted to serve the Rule to Vacate or Show Cause on Creighton Montgomery on:

DATE	TIME	INITIALS	DATE OF SERVICE
1. 1-12-18	12:00	JER	_____
2. _____	_____	_____	TIME OF SERVICE _____
3. _____	_____	_____	SETTLED/DATE _____
			VACANT/DATE _____

Sworn to and subscribed before me

PERSON SERVED & RELATIONSHIP IF NOT DEFENDANT:

This _____ day of _____, 20____.

NOTARY PUBLIC OR JUDGE

SIGNATURE OF SERVER

On _____ I DEPOSITED IN THE UNITED STATES MAIL IN AN ENVELOPE ADDRESSED TO THE DEFENDANT(S) ABOVE WITH FIRST CLASS POSTAGE AFFIXED THERETO, A COPY OF THIS DOCUMENT.

MAGISTRATE'S CLERK

10 DAYS FROM TODAY'S DATE PLEASE SOMETHING
IN WRITING. Landlord came by stating w/
maintanance



SC TELCO

FEDERAL CREDIT UNION

PO Box 10708

Greenville, SC 29603

www.sctelco.com

1-800-922-0446

125314

01/01/2018-01/31/2018

1

>2948523043<

KENDRA MONTGOMERY

PO BOX 52304

SUMMERVILLE SC 29485-2304

SC Telco's suite of digital tools bring banking to the palm of your hand. Take control of your mobile banking experience today. Go ahead and make the move. Move to mobile!
sctelco.com/movetomobile

Newsletter

Current Promotions

01/01 TO 01	PRIMARY SHARE Beginning Balance		
01/05	Withdrawal Yardis Service Ch		6,345.04
	TYPE: WEB:PMTSECO:Yardis Service Ch	1.95-	6,343.09
	Withdrawal in the amount of \$936.81		
	INTEDESPROP-CP	936.81-	
01/09	Deposit Cash		5,406.28
01/12	Withdrawal	40.00	5,446.28
01/12	Transfer External Account (USAA*2434)	850.00-	4,596.28
01/31	Withdrawal		
01/31	Deposit Dividend Dividend Posting	8.00-	4,588.28
01/31	Annual Percentage Yield Earned 0.11% from 01/01/18 through 01/31/18	3.64	4,591.92
01/31	Based on Average Daily Balance of 3,312.21		
01/31	Ending Balance		4,591.92

	Total For This Period	Total Year-to-Date
Total Returned Item Fees	0.00	0.00
Total Overdraft Fees	0.00	0.00

OFFICIAL NOTICE
LEGENDS
at Charleston Park
APARTMENT HOMES

February 15, 2018

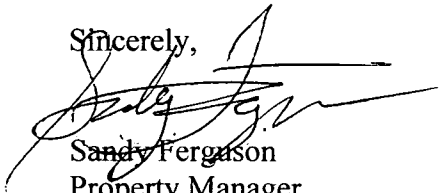
Creighton Montgomery
And all others
8850 Dorchester Rd, #928
North Charleston, SC 29420

Dear Creighton Montgomery, and all others,

Please be advised that management has filed a "Writ of Ejectment" with the Dorchester County Magistrate court on Thursday, February 15, 2018. The Magistrates Court is scheduled to deliver the ejectment notice within the next 24 to 48 hours. This notice will be posted on your front door. Once this ejectment letter is posted, you will have approximately 24 to 48 hours to vacate your apartment voluntarily to avoid your property being set out on the side of the street with the Dorchester County Constable present.

DEMAND IS HEREBY MADE FOR YOU TO VOLUNTARILY VACATE THE APARTMENT AND RETURN POSSESSION TO ITS OWNER OR ITS AGENT.

Sincerely,


Sandy Ferguson
Property Manager
The Legends at Charleston Park
URP Management, LLC

Cc: hand delivery

Your Neighborhood Is Here.

843.207.0607 • fax: 843.207.0506 • 8850 Dorchester Road • North Charleston, SC 29420

WWW.LEGENDSATCHARLESTONPARK.COM

Professionally Managed By United Residential Properties
Multifamily Management & Development



R2
 43190703
 EMPLOYEE
 698 (12/12) 500/5000
 M 77663-X
 KEEP A COPY OF THIS STUB FOR YOUR RECORDS/
 MANTENGA UNA COPIA DE ESTE RECIBO PARA SUS ARCHIVOS

PLEASE READ REVERSE SIDE
 MONEYGRAM PAYMENT SYSTEMS, INC. DRAWER 20115
 P.O. BOX 245
 MINNEAPOLIS, MN 55480
 www.moneygram.com/moneyorder DATE/AMOUNT
 20734319070
 112 RECIBO
 54580 RECIBO
 07/27/2018
 07/27/2018
 \$150.00
 \$150.00
 \$0.00

3
 MoneyGram.
 Common Pleas
 Clerk : Cheryl Graham
 5200 E. Jim Bilton Blvd.
 St. George, SC 29477
 Phone:(843) 563-0108 Fax:(843) 832-0178

Montgomery, Creighton

Date: 2/16/2018
 Receipt #: 88237
 Clerk: c18rbaldwi

Payment Order
 \$150.00
 \$150.00
 \$150.00
 \$0.00

Reference #: 20734319070
 Comment:
 Non-Refundable

You may check the status of your Dorchester case at:
<http://www.sccourts.org/caseSearch/>

Case #	Caption	Previous Balance	Amount Paid	Balance Due
2018CP1800322	Creighton Montgomery VS Walden At Dorchester LLC	\$150.00	\$150.00	\$0.00



Total Cases:	1	\$150.00	\$150.00	\$0.00
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STATE OF SOUTH CAROLINA)
)
COUNTY OF DORCHESTER)
)
)
)
)

2018CV1810300073
CIVIL CASE NUMBER

IN THE MAGISTRATE'S COURT
WRIT OF EJECTMENT

Walden At Dorchester Llc d/b/a The
Legends of Charleston Pk.
8850 Dorchester Road
North Charleston, SC 29420
(843) 207-0607

PLAINTIFF(S)

Vs
Creighton Montgomery
8850 Dorchester Rd #928
North Charleston, SC 29420

DEFENDANT(S)

TO THE SHERIFF/MAGISTRATE'S CONSTABLE:

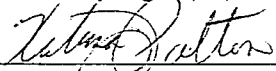
Upon Judgment of this Court, rendered on February 15, 2018, you are hereby Ordered to proceed to the premises located at **8850 Dorchester Rd #928 North Charleston, SC 29420.**

Announce your identity and purpose and serve on the defendant(s) and all occupants a copy of this Writ of Ejectment. Inform them they have **until February 18, 2018 at 5:00 pm to voluntarily vacate** the premises. **If the premises appear unoccupied and no one responds** to your announced identity and purpose, the Writ of Ejectment shall be served by securely attaching a copy of the Writ in a conspicuous place on the premises.

If after 24 hours following the service or posting of the Writ, the occupants have not voluntarily vacated the premises, **a deputy sheriff may enter the premises** using only as much force as is necessary to effectuate the Ejectment.

Upon gaining access, you shall **remove from the premises any occupants and all items of personal property found on the premises. Such property may be deposited beside the public street or roadway.** All personal property removed from the premises and placed on a public street or roadway may be removed by the proper local government agency after forty eight (48) hours, excluding Saturdays, Sundays, and holidays. Such property may also be removed in the normal course of debris or trash collection before or after a period of forty eight (48) hours.

February 15, 2018


Summerville Magistrate

Rep. Thompson, being duly sworn state that:

I personally served a copy of this Writ on _____, an occupant of the rental unit

On 2/16 20 18, at 1418 the rental unit appeared unoccupied and no one responded when I announced my identity and intentions. I attached a copy of this Writ to a conspicuous part of the premise.

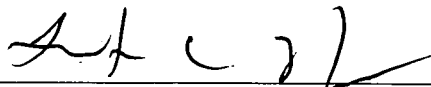
On _____ 20 _____, at _____, which was not less than 24 hours from the posting date and time, I returned to the rental unit for the purpose of ejectment.

Under my supervision, I had all persons and personal property removed and evicted from the rental unit placing all personal property beside the roadside.

The rental unit was unoccupied. The Tenant and all occupants had vacated the unit.

Informed by Plaintiff that case is settled.

Date: 2/16, 20 18


Sheriff/Deputy Sheriff/Constable

COUNTY OF Dorchester

CIVIL ACTION COVERSHEET

Creighton & Kendra Montgomery
Plaintiff(s)

2018-CP-18-322
-CP-

vs.
Walden at Dorchester DBA
The Legends at Charleston, Park
(843) 751-4809
Defendant(s)

Submitted By: Creighton Montgomery
Address: 8850 Dorchester Rd
Rt. 210, SC 29420

SC Bar #: _____
Telephone #: (843) 751-6903
Fax #: _____
Other: _____
E-mail: gracewithkendra@gmail.com

NOTE: The coversheet and information contained herein neither replaces nor supplements the filing and service of pleadings or other papers as required by law. This form is required for the use of the Clerk of Court for the purpose of docketing cases that are NOT E-Filed. It must be filled out completely, signed, and dated. A copy of this coversheet must be served on the defendant(s) along with the Summons and Complaint. This form is NOT required to be filed in E-Filed Cases.

DOCKETING INFORMATION (Check all that apply)

*If Action is Judgment/Settlement do not complete

- JURY TRIAL demanded in complaint. NON-JURY TRIAL demanded in complaint.
- This case is subject to ARBITRATION pursuant to the Court Annexed Alternative Dispute Resolution Rules.
- This case is subject to MEDIATION pursuant to the Court Annexed Alternative Dispute Resolution Rules.
- This case is exempt from ADR. (Proof of ADR/Exemption Attached)

NATURE OF ACTION (Check One Box Below)

- | | | | |
|---|--|--|--|
| <p>Contracts</p> <input type="checkbox"/> Constructions (100)
<input type="checkbox"/> Debt Collection (110)
<input type="checkbox"/> General (130)
<input type="checkbox"/> Breach of Contract (140)
<input type="checkbox"/> Fraud/Bad Faith (150)
<input type="checkbox"/> Failure to Deliver/Warranty (160)
<input type="checkbox"/> Employment Discrim (170)
<input type="checkbox"/> Employment (180)
<input type="checkbox"/> Other (199) _____ | <p>Torts - Professional Malpractice</p> <input type="checkbox"/> Dental Malpractice (200)
<input type="checkbox"/> Legal Malpractice (210)
<input type="checkbox"/> Medical Malpractice (220)
Previous Notice of Intent Case #
20____-NI-_____
<input type="checkbox"/> Notice/ File Med Mal (230)
<input type="checkbox"/> Other (299) _____ | <p>Torts - Personal Injury</p> <input type="checkbox"/> Conversion (310)
<input type="checkbox"/> Motor Vehicle Accident (320)
<input type="checkbox"/> Premises Liability (330)
<input type="checkbox"/> Products Liability (340)
<input type="checkbox"/> Personal Injury (350)
<input type="checkbox"/> Wrongful Death (360)
<input type="checkbox"/> Assault/Battery (370)
<input type="checkbox"/> Slander/Libel (380)
<input type="checkbox"/> Other (399) _____ | <p>Real Property</p> <input type="checkbox"/> Claim & Delivery (400)
<input type="checkbox"/> Condemnation (410)
<input type="checkbox"/> Foreclosure (420)
<input type="checkbox"/> Mechanic's Lien (430)
<input type="checkbox"/> Partition (440)
<input type="checkbox"/> Possession (450)
<input type="checkbox"/> Building Code Violation (460)
<input type="checkbox"/> Other (499) _____ |
| <p>Inmate Petitions</p> <input type="checkbox"/> PCR (500)
<input type="checkbox"/> Mandamus (520)
<input type="checkbox"/> Habeas Corpus (530)
<input type="checkbox"/> Other (599) _____ | <p>Administrative Law/Relief</p> <input type="checkbox"/> Reinstate Drv. License (800)
<input type="checkbox"/> Judicial Review (810)
<input type="checkbox"/> Relief (820)
<input type="checkbox"/> Permanent Injunction (830)
<input type="checkbox"/> Forfeiture-Petition (840)
<input type="checkbox"/> Forfeiture-Consent Order (850)
<input type="checkbox"/> Other (899) _____ | <p>Judgments/Settlements</p> <input type="checkbox"/> Death Settlement (700)
<input type="checkbox"/> Foreign Judgment (710)
<input type="checkbox"/> Magistrate's Judgment (720)
<input type="checkbox"/> Minor Settlement (730)
<input type="checkbox"/> Transcript Judgment (740)
<input type="checkbox"/> Lis Pendens (750)
<input type="checkbox"/> Transfer of Structured Settlement Payment Rights Application (760)
<input type="checkbox"/> Confession of Judgment (770)
<input type="checkbox"/> Petition for Workers Compensation Settlement Approval (780)
<input type="checkbox"/> Incapacitated Adult Settlement (790)
<input type="checkbox"/> Other (799) _____ | <p>Appeals</p> <input type="checkbox"/> Arbitration (900)
<input type="checkbox"/> Magistrate-Civil (910)
<input type="checkbox"/> Magistrate-Criminal (920)
<input type="checkbox"/> Municipal (930)
<input type="checkbox"/> Probate Court (940)
<input type="checkbox"/> SCDOT (950)
<input type="checkbox"/> Worker's Comp (960)
<input type="checkbox"/> Zoning Board (970)
<input type="checkbox"/> Public Service Comm. (990)
<input type="checkbox"/> Employment Security Comm (991)
<input type="checkbox"/> Other (999) _____ |
| <p>Special/Complex /Other</p> <input type="checkbox"/> Environmental (600)
<input type="checkbox"/> Automobile Arb. (610)
<input type="checkbox"/> Medical (620)
<input type="checkbox"/> Other (699) _____
<input type="checkbox"/> Sexual Predator (510)
<input type="checkbox"/> Permanent Restraining Order (680)
<input type="checkbox"/> Interpleader (690) | | | |

2018 FEB 16 PM 3:31
 CERTIFIED COPY
 CLERK OF COURT
 DORCHESTER COUNTY
Kendra Montgomery

Submitting Party Signature: Kendra Montgomery Date: 2/16/18

Note: Frivolous civil proceedings may be subject to sanctions pursuant to SCRPC, Rule 11, and the South Carolina Frivolous Civil Proceedings Sanctions Act, S.C. Code Ann. §15-36-10 et. seq.

STATE OF SOUTH CAROLINA

COUNTY OF DORCHESTER

2018CV1810300073
CIVIL CASE NUMBER
MAGISTRATE'S COURT
RULE TO VACATE OR SHOW CAUSE

Walden At Dorchester Llc d/b/a The
Legends of Charleston Pk.
8850 Dorchester Road
North Charleston, SC 29420
(843) 207-0607

2018-CP-18-322

PLAINTIFF(S)
Vs

Creighton Montgomery
8850 Dorchester Rd #928
North Charleston, SC 29420

DEFENDANT(S)

Upon the application of the Plaintiff(s) listed above, which states:

TENANT HAS FAILED TO PAY RENT WHEN DUE OR DEMANDED.

You the defendant(s) or lessee(s) of the premises located at the address listed above, and all others, are ordered to vacate the premises immediately pursuant to S.C. Code of Laws Section 27-37-10 or contact the:

Summerville Magistrate,
212 Deming Way, Box 10
Summerville, SC 29483
(843) 832-0370

within ten (10) days excluding date of service, for the purpose of showing why you and all occupants should not be ejected from these premises.

FAILURE TO VACATE THE PREMISES OR TO RESPOND WITHIN TEN (10) DAYS MAY RESULT IN THE ISSUANCE OF A WRIT OF EJECTMENT.

Thursday, January 11, 2018

Trachabon 15
JUDGE, Summerville Magistrate

Personally appeared before me, the undersigned deponent, being duly sworn, says that he attempted to serve the Rule to Vacate or Show Cause on Creighton Montgomery on:

DATE	TIME	INITIALS	DATE OF SERVICE
1. 1-12-18	12:00	JCD	_____
2. _____	_____	_____	TIME OF SERVICE _____
3. _____	_____	_____	SETTLED/DATE _____
			VACANT/DATE _____

Sworn to and subscribed before me

PERSON SERVED & RELATIONSHIP IF NOT DEFENDANT:

This _____ day of _____, 20____.

NOTARY PUBLIC OR JUDGE

SIGNATURE OF SERVER

On _____ I DEPOSITED IN THE UNITED STATES MAIL IN AN ENVELOPE ADDRESSED TO THE DEFENDANT(S) ABOVE WITH FIRST CLASS POSTAGE AFFIXED THERETO, A COPY OF THIS DOCUMENT.

MAGISTRATE'S CLERK

CERTIFIED COPY
2018 FEB 16 PM 3:31
DORCHESTER COUNTY
Clerk of Court
Dorchester County

10 DAYS FROM TODAY'S DATE PLACE something
= ping. landlord came by stating w/ maintenance

stating unavoidable was on his way to
remove stuff / said he had to turn in keys
OR make out he had 20 mins to pay

2018CV181030 0073

CIVIL CASE NUMBER

STATE OF SOUTH CAROLINA

COUNTY OF DORCHESTER

rent, OR
make out.

IN THE MAGISTRATE'S COURT

2018-CP-18-322

Walden at Dorchester, LLC d/b/a The Legends)
at Charleston Park)
8850 Dorchester Road, North Charleston, SC)
29420)

PLAINTIFF(S))

VS.)

Creighton Montgomery)
8850 Dorchester Road #928)
North Charleston, SC 29420)

DEFENDANT(S))

APPLICATION FOR
EJECTMENT
(Eviction)

CERTIFIED COPY
2018 FEB 16 PM 3:31
Clerk of Court
DORCHESTER COUNTY

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1st page of Lease & Ledger

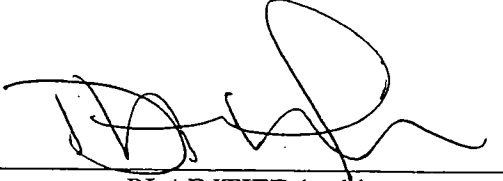
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- The tenant fails or refuses to pay the rent when due or when demanded; or
- The term of tenancy or occupancy has ended; or
- The terms or conditions of the lease have been violated as follows:

Sworn to before me)
this 9 day of Jan, 2018)

Richardson)
Magistrate or Notary Public for South Carolina)

My Commission expires _____)


PLAINTIFF (or his attorney)



Resident Portal



(http://www.....onpark.com?)

_yTrackUser=MjgzMTk5OTUylzE5NzcwMjA4Nzg=-0c6v2guPV40=&_yTrackVisit=NTlxOTQ4ODI3IzE5MDM4NzY1MDQ=-CtOsScP2Z2k=&_yT

☰ Menu

PAYMENTS (PAYMENTS.ASPX) LEASE ▾ () UTILITIES (UTILITYUSAGE.ASPX)

MAINTENANCE REQUEST (MAINTENANCE.ASPX)

(SIGNDOCUMENTS.ASPX) (ATTACHMENTS.ASPX) (PROFILE.ASPX)

(LOGOUT.ASPX)

Logged in as: Creighton Montgomery - 8850 Dorchester Road #928

~~Payments~~ - *stated Balances owed even though incorrect*

Make Payments Auto-pay Setup Recent Activity Payment Accounts

LETTER dated 1/8/17 stated Rent was \$919.

Current Balance: \$2,339.12 As of: 2/22/2018

<u>Charge</u>	<u>Amount</u>	<u>Charged on</u>
Utility YES Service Fee	\$5.23	1/1/2018
Trash Income	\$4.52	1/1/2018
Water YES income	\$2.89	1/1/2018
Sewer YES income	\$5.17	1/1/2018
Rent	\$919.00	1/1/2018
NSF Fee	\$35.00	1/8/2018
Late Fees	\$9.00	1/8/2018
Late Fees	\$15.00	1/8/2018
Late Fees	\$84.00	1/8/2018
Warrant Fees	\$100.00	1/9/2018
Utility YES Service Fee	\$5.50	2/1/2018
Trash Income	\$7.00	2/1/2018
Water YES income	\$6.80	2/1/2018
Sewer YES income	\$12.18	2/1/2018
Rent	\$930.00	2/1/2018
Late Fees	\$93.00	2/15/2018

Missing a payment can be expensive.

Set up auto-pay

Add a Debit Card

or use other form of payment



<u>Charge</u>	<u>Amount</u>	<u>Charged on</u>
Utility Late Fee	\$15.00	2/15/2018
Warrant Fees	\$50.00	2/22/2018
Utility YES Service Fee	\$5.50	3/1/2018
Trash Income	\$7.00	3/1/2018
Water YES income	\$10.75	3/1/2018
Sewer YES income	\$16.58	3/1/2018



February Monthly Charges

<u>Charge</u>	<u>Amount</u>
Rent	\$930.00
Total Amount	\$930.00

**Additional Charges : Concessions may have varying amounts each month.*

Have questions?

They may be answered in our FAQ pages for Debit Card and Credit Card

500 Colonial Center Pkwy Ste 200
Roswell, GA 30076-8852

Please detach and return this stub with your payment.

Resident ID: t0076763
Statement Date: 1/17/2018

Legends at Charleston Park
www.legendsatcharlestonpark.com

Due Date: 02/01/2018
Amount Due: \$2,141.29

YES Customer Service:
(843)751-4009

Amount Enclosed: \$ _____



**YES ENERGY
MANAGEMENT**

Creighton Montgomery
8850 Dorchester Road #928
North Charleston, SC 29420

*states nothing
about additional
warrant fees*

The Legends at Charleston Park
8850 Dorchester Rd
North Charleston, SC 29420

Community Message

Please remit your payment by the due date.

Please note that this balance is an estimate of balance due on the 1st and is subject to modification in event of a scheduled billing change. This balance may not reflect previously outstanding balances, credits and/or late fees.

To create an online account where you can view your account balance please visit LegendsatCharlestonPark.com.

Community Name

Legends at Charleston Park

YES Customer Service

Daily 24 Hour Service
(843)751-4009
yescs@yesenergymgmt.com

Website

www.legendsatcharlestonpark.com

Remit Payment To

The Legends at Charleston Park
8850 Dorchester Rd
North Charleston, SC 29420

Service Address

8850 Dorchester Road #928
North Charleston, SC 29420

YES System Information

Property ID: 020
Resident ID/Registration Code: t0076763

*EST = Estimated

-ACCOUNT DETAIL-

Resident Name

Creighton Montgomery

Community Service Dates

11/23/2017 - 12/22/2017

Statement Date

1/17/2018

Billing Days

30

Unit Number: 0928

Utility Type	Meter Name	Previous	Current	Multiplier	Usage	Unit
WATER	0928:PIN143	240,000.00	241,650.00	0.01000000	16.5000	100GAL

Previous Balance

1,179.81

CHARGES

COST

Metered Utilities

Water Charge

6.80

Sewer Charge

12.18

Sub Total

18.98

Other Charges

Utility YES Service Fee

5.50

Trash Charge

7.00

Sub Total

12.50

Lease Charges

Rent (02/2018)

930.00

Sub Total

930.00

*Not including
incorrect previous
balance fees
rental charges
\$961.48*

Payments

-0.00

Amount Due

2,141.29

500 Colonial Center Pkwy Ste 200
Roswell, GA 30076-8852

Please detach and return this stub with your payment.

Resident ID: t0076763
Statement Date: 12/18/2017
Due Date: 01/01/2018
Amount Due: \$936.81
Amount Enclosed: \$ _____



**YES ENERGY
MANAGEMENT**

Legends at Charleston Park
www.legendsatcharlestonpark.com

YES Customer Service:
(843)751-4009

Creighton Montgomery
8850 Dorchester Road #928
North Charleston, SC 29420

The Legends at Charleston Park
8850 Dorchester Rd
North Charleston, SC 29420

Community Message

Please remit your payment by the due date.

Please note that this balance is an estimate of balance due on the 1st and is subject to modification in event of a scheduled billing change. This balance may not reflect previously outstanding balances, credits and/or late fees.

To create an online account where you can view your account balance please visit LegendsatCharlestonPark.com.

Community Name

Legends at Charleston Park

YES Customer Service

Daily 24 Hour Service
(843)751-4009
yescs@yesenergymgmt.com

Website

www.legendsatcharlestonpark.com

Remit Payment To

The Legends at Charleston Park
8850 Dorchester Rd
North Charleston, SC 29420

Service Address

8850 Dorchester Road #928
North Charleston, SC 29420

YES System Information

Property ID: 020
Resident ID/Registration Code: t0076763

*EST = Estimated

-ACCOUNT DETAIL-

Resident Name

Creighton Montgomery

Community Service Dates

11/3/2017 - 11/22/2017

Statement Date

12/18/2017

Billing Days

20

Unit Number: 0928

Utility Type	Meter Name	Previous	Current	Multiplier	Usage	Unit
WATER	0928:PIN143	239,300.00	240,000.00	0.01000000	7.0000	100GAL

Previous Balance

-11.00

CHARGES

Metered Utilities

Water Charge for 20 Days
Sewer Charge for 20 Days

2.89
5.17

Sub Total

8.06

Other Charges

Utility YES Service Fee for 20 Days
Trash Charge for 20 Days

5.23
4.52

Sub Total

9.75

Lease Charges

Rent (01/2018)

930.00

Sub Total

930.00

LETTER STATES
Rental charges
were only \$919.00

Payments

-0.00

Amount Due

936.81



THE LEGENDS
AT CHARLESTON PARK
APARTMENT HOMES

January 8, 2018

Creighton Montgomery
8850 Dorchester Road #928
N. Charleston, SC 29420

Dear Craig,

Please be advised that your payment for January, in the amount of **\$936.81** was returned to our office due to insufficient funds. Please remit your full payment in the form of certified funds (i.e. money order, cashier's check) within the next 24 hours. Please be advised, if we do not receive payment in full before 11:00am on 1/9/18 we must file for eviction and an additional \$100.00 warrant fee will be added to your current balance.

Your total amount due is as follows:

Rent:	\$919.00
NSF Fee:	\$35.00
Late Fee:	\$108.00
Utilities:	\$17.81

Total Due: \$1079.81

*****Since this is your 2nd NSF we can no longer accept personal checks or online e-checks for any reason (rent, water, or any other fees). Any payments will have to be submitted via money orders or other certified funds.***

Thank you in advance for your cooperation in this matter.

Sincerely,

Danielle Holme
Assistant Property Manager
Legends at Charleston Park

Total amount of payments made to date during move in including fees ↴



Resident Portal



(http://www.....onpark.com?)

_yTrackUser=MjgzMTk5OTUyIzE5NzcwMjA4Nzg=-0c6v2guPV40=&_yTrackVisit=NTIxOTQ4ODI3IzE5MDM4NzY1MDQ=-CtOsScP2Z2k=&_yT

Menu

PAYMENTS (PAYMENTS.ASPX) LEASE ▾ () UTILITIES (UTILITYUSAGE.ASPX)

MAINTENANCE REQUEST (MAINTENANCE.ASPX)

(SIGNDOCUMENTS.ASPX) (ATTACHMENTS.ASPX) (PROFILE.ASPX)

(LOGOUT.ASPX)

Pro-rated
Rent should of 20
days been \$810.00
instead of \$868.00
\$58.00 charged
more in error

Logged in as: Creighton Montgomery - 8850 Dorchester Road #928

* should
only be
\$30 a

Payments

Make Payments

Auto-pay Setup

Recent Activity

Payment Accounts

day to stay

in unit for
rental charged*

Online payments are reflected as Pending until they are fully processed.

100 records per page

Search:



Date	Payments and Charges	Charge	Payments	Balance
3/1/2018	Sewer YES income 12/23/17 to 01/22/18	\$16.58	\$0.00	\$2,339.12
3/1/2018	Water YES income 12/23/17 to 01/22/18	\$10.75	\$0.00	\$2,322.54
3/1/2018	Trash Income 12/23/17 to 01/22/18	\$7.00	\$0.00	\$2,311.79
3/1/2018	Utility YES Service Fee 12/23/17 to 01/22/18	\$5.50	\$0.00	\$2,304.79
2/22/2018	Warrant Fees <i>why charged?</i>	\$50.00	\$0.00	\$2,299.29
2/15/2018	Utility Late Fee	\$15.00	\$0.00	\$2,249.29
2/15/2018	Late Fees	\$93.00	\$0.00	\$2,234.29
2/1/2018	Rent	\$930.00	\$0.00	\$2,141.29
2/1/2018	Sewer YES income 11/23/17 to 12/22/17	\$12.18	\$0.00	\$1,211.29
2/1/2018	Water YES income 11/23/17 to 12/22/17	\$6.80	\$0.00	\$1,199.11
2/1/2018	Trash Income 11/23/17 to 12/22/17	\$7.00	\$0.00	\$1,192.31
2/1/2018	Utility YES Service Fee 11/23/17 to 12/22/17	\$5.50	\$0.00	\$1,185.31
1/9/2018	Warrant Fees	\$100.00	\$0.00	\$1,179.81

was already charged \$100.00 charge?

Why so many
LATE FEES?
What is each
FOR?

Cleared bank
on 1/5/2018

Date	Payments and Charges	Charge	Payments	Balance
1/8/2018	Payment	\$0.00	-\$936.81	\$1,079.81
1/8/2018	Late Fees	(\$84.00)	\$0.00	\$143.00
1/8/2018	Late Fees	(\$15.00)	\$0.00	\$59.00
1/8/2018	Late Fees	(\$9.00)	\$0.00	\$44.00
1/8/2018	NSF Fee	\$35.00	\$0.00	\$35.00
1/3/2018	Payment	\$0.00	\$936.81	\$0.00
1/1/2018	Rent	\$930.00	\$0.00	\$936.81
1/1/2018	Sewer YES income 10/23/17 to 11/22/17	\$5.17	\$0.00	\$6.81
1/1/2018	Water YES income 10/23/17 to 11/22/17	\$2.89	\$0.00	\$1.64
1/1/2018	Trash Income 10/23/17 to 11/22/17	\$4.52	\$0.00	-\$1.25
1/1/2018	Utility YES Service Fee 10/23/17 to 11/22/17	\$5.23	\$0.00	-\$5.77
12/5/2017	Payment	\$0.00	\$950.00	-\$11.00
12/1/2017	Rent	\$930.00	\$0.00	\$939.00
11/30/2017	Electric Apt	\$9.00	\$0.00	\$9.00
11/4/2017	Payment	\$0.00	\$780.00	\$0.00
11/4/2017	Payment	\$0.00	\$923.00	\$780.00
11/3/2017	Utility Account Establishment Fe	\$25.00	\$0.00	\$1,703.00



Should not have been charged \$780 Deposit was told deposit was only \$150.00

Should not of been NSF because was told by OFFICE It returned due to ACCOUNT # ERROR

Date	Payments and Charges	Charge	Payments	Balance
11/3/2017	LocksKeysCards	\$30.00	\$0.00	\$1,678.00
11/3/2017	Security Deposit	\$780.00	\$0.00	\$1,648.00
11/3/2017	Rent	\$868.00	\$0.00	\$868.00
10/16/2017	Payment	\$0.00	\$150.00	\$0.00
10/16/2017	Payment	\$0.00	\$85.00	\$150.00
10/16/2017	NSF Fee	-\$35.00	\$0.00	\$235.00
10/12/2017	Payment	\$0.00	-\$150.00	\$270.00
10/12/2017	Payment	\$0.00	-\$50.00	\$120.00
10/12/2017	NSF Fee	\$35.00	\$0.00	\$70.00
10/12/2017	NSF Fee	\$35.00	\$0.00	\$35.00
10/8/2017	Payment	\$0.00	\$150.00	\$0.00
10/8/2017	Payment	\$0.00	\$50.00	\$150.00
10/8/2017	Security Deposit	\$150.00	\$0.00	\$200.00
10/8/2017	Application Income	\$50.00	\$0.00	\$50.00

Showing 1 to 44 of 44 entries

← Previous 1 Next →



Mistakenly PLACE 1 NUMBER UNCORRECT when keying in the ACCOUNT #

STATE OF SOUTH CAROLINA)

COUNTY OF DORCHESTER)

2018CV1810300073
CIVIL CASE NUMBER
MAGISTRATE'S COURT

BOND TO STAY EXECUTION
(JURY TRIAL REQUESTED)

(Representative)

Walden at Dorchester LLC
Dbas The Legends of Charleston Park
8850 Dorchester Road
Summerville, SC 29420

Sandy Ferguson
Prop. Manager

pro se

LANDLORD

Vs

Creighton Montgomery
8850 Dorchester Road #928
North Charleston, SC 29420

Appeared pro se

TENANT(S)

Now comes the Tenant(s) in the above entitled action and respectfully requests a Jury Trial to Show Cause on the application for ejectment against the Tenant(s) and for the Landlord.

Pursuant to the findings of the Magistrate, the Tenant(s) is obligated to pay rent in the amount of \$ 930.00 per month due on the 1 day of each month.

Tenant(s) hereby undertakes to pay the periodic rent hereinafter due according to the aforesaid findings of the Court and moves the Magistrate Court to stay execution on the Judgment for Ejectment until this matter is heard and decided by the jury.

Dated on February 23, 2018:

Creighton Montgomery

Tenant(s) Signature or Attorney

Upon execution of the above bond, execution on the Judgment of Ejectment is hereby stayed until the action is heard by trial by jury. If Tenant(s) fails to make any rental payment within five days of the due date, upon application of the Landlord, the stay of execution shall dissolve, the request for trial by jury by the Tenant(s) on issues dealing with possession must be dismissed and the Sheriff may dispossess the Tenant(s).

Dated on February 23, 2018

[Signature]

JUDGE SIGNATURE

Ch. Montgomery must come current with \$1,860.00 by Monday 2-26-2018 5pm.

Dorchester County
Summerville Magistrate
212 Deming Way, Box 10
Summerville, SC 29483
Phone: (843) 832-0370 Fax: (843) 832-0371

STATE OF SOUTH CAROLINA COUNTY)
OF DORCHESTER)

IN THE COURT OF COMMON PLEAS
1ST JUDICIAL CIRCUIT

CERTIFICATE OF SERVICE

Creighton Montgomery
Plaintiff,)

vs.

Legends of Charleston Park
Defendant.)

Case No.: 2018 CP-18322

I certify that on this date, I served a copy of Civil Action Cover Sheet, Appeal Summary of Complaint, in this action, dated 2/16/18, on 2/23/18 by

- Delivering it to him/her personally;
- Mailing it to him/her, at his/her last known address, by depositing it in the U.S.

Mail, in an envelope with sufficient postage affixed, addressed as follows:

8850 Dorchester Rd
NORTH CHARLESTON, SC 29420;

- Delivering it by commercial delivery service in accordance with Rule 4(d)(9),

SCRCP, addressed as follows:

- Other:

U.S. Postal Service™	
CERTIFIED MAIL® RECEIPT	
Domestic Mail Only	
For delivery information, visit our website at www.usps.com	
NORTH CHARLESTON, SC 29420	
OFFICIAL USE	
Certified Mail Fee \$3.45	0485
Extra Services & Fees (check box, add fee as appropriate)	19
<input type="checkbox"/> Return Receipt (hardcopy) \$0.00	Postmark Here
<input type="checkbox"/> Return Receipt (electronic) \$0.00	
<input type="checkbox"/> Certified Mail Restricted Delivery \$0.00	
<input checked="" type="checkbox"/> Adult Signature Required \$0.00	
<input type="checkbox"/> Adult Signature Restricted Delivery \$0.00	
Postage \$0.50	02/23/2018
Total Postage and Fees \$3.95	
Sent To <u>The Legends of Charleston</u>	
Street and Apt. No., or P.O. Box No. <u>8850 Dorchester Rd</u>	
City, State, ZIP+4® <u>N. CHAR, SC 29420</u>	
PS Form 3800, April 2015 PSN 7530-02-10-9047 See Reverse for Instructions	

(See Rule 5(b)(1), SCRCP)

2/23/18
Date

Creighton Montgomery
Signature