

transferring the Property to her daughter, Joanne Ahearn, and her daughter's boyfriend, Robert J. Plum as shown on the Title to Real Estate that was filed with the Colleton County Register of Deeds Office on the same date in Book 2702 at Page 271.

6. At all times hereto the Plaintiff was under duress and lacked the mental capacity to lawfully make the transaction complained of herein.

7. The Plaintiff made the conveyance complained of herein to the Defendants as a result of the Defendants undue influence.

8. As a result of the Plaintiff's lack of capacity and/or Defendants actions, the Plaintiff is entitled to an order setting aside and annulling the conveyance of real estate complained of herein.

WHEREFORE, Plaintiff prays that this Court:

(a) Issue an order setting aside and annulling the conveyance recorded with the Colleton County Register of Deeds Office on December 18, 2018 in Book 2702 at Page 271.

(b) Issue an order requiring that the Defendants pay reasonable attorney's fees and costs to the Plaintiff's attorney along with such and further relief as the Court deems necessary.

Walterboro, South Carolina

10th day of April, 2019

s/Benjamin C.P. Sapp
Benjamin C.P. Sapp, Attorney for the Plaintiff
Sapp Law Firm
Post Office Box 258
Walterboro, South Carolina, 29488
(843) 549-5923
(843) 549-3269 Facsimile

STATE OF SOUTH CAROLINA)
)
COUNTY OF COLLETON)
)
PATRICIA E. CAMPBELL,)
)
)
Plaintiff,)
)
-vs-)
)
)
JOANNE AHEARN AND)
)
ROBERT J. PLUM,)
)
)
Defendants,)
)
)
_____)

IN THE COURT OF COMMON PLEAS

CASE NO. 2019-CP-15-___

SUMMONS

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SC Court of Appeals

TO THE DEFENDANTS ABOVE NAMED:

YOU ARE HEREBY SUMMONED and required to answer the Complaint herein, a copy of which is herewith served upon you, and to serve a copy of your Answer to said Complaint upon the subscriber at his office, 125 Jefferies Blvd., Walterboro, South Carolina within thirty (30) days after service hereof, exclusive of the day of such service, and if you fail to answer the Complaint within the time aforesaid, the Plaintiff in this action will apply to the Court for the relief demanded in said Complaint.

YOU WILL ALSO TAKE NOTICE that should you fail to answer the foregoing Summons the Plaintiff will move for a general Order of Reference of cause to the Master -In-Equity or Special Referee for this County, which Order shall, pursuant to Rule 53(3) of the South Carolina Rules of Civil Procedure, specifically provide that the Master-In-Equity or Special Referee is authorized and empowered to enter a final judgment in this case with any appeal to be direct to the Supreme Court of South Carolina.

Walterboro, South Carolina

10th day of April, 2019

s/Benjamin C.P. Sapp
Benjamin C.P. Sapp, Attorney for the Plaintiff
Sapp Law Firm
Post Office Box 258
Walterboro, South Carolina, 29488
(843) 549-5923
(843) 549-3269 Facsimile

The Colletonian

The State of South Carolina
County of Colleton

In re: Summons
Case # 2019-CP-15-00285
Patricia E. Campbell vs Joanne Ahearn

AFFIDAVIT OF PUBLICATION:

THE COURT OF COMMON PLEAS
COUNTY OF COLLETON CASE
NO. 2019-CP-15-00285 PATRICIA E.
CAMPBELL, Plaintiff,
vs. JOANNE AHEARN AND ROBERT
J. PEUM, Defendants. TO THE
DEFENDANTS ABOVE NAMED
YOU ARE HEREBY SUMMONED and
required to answer the Complaint herein,
a copy of which is herewith served upon
you, and to serve a copy of your Answer
to said Complaint upon the subscriber at
his office, 125 Jeffries Blvd., Walterboro,
South Carolina, within thirty (30) days
after service hereof, exclusive of the day
of such service, and if you fail to answer
the Complaint within the time aforesaid,
the Plaintiff in this action will apply to
the Court for the relief demanded in said
Complaint. YOU WILL ALSO TAKE
NOTICE that should you fail to answer
the foregoing Summons the Plaintiff will
move for a general Order of Reference
of cause to the Master In-Equity or
Special Referee for this County, which
Order shall, pursuant to Rule 53(3) of the
South Carolina Rules of Civil Procedure,
specifically provide that the Master-In-
Equity or Special Referee is authorized
and empowered to enter a final judgment
in this case with any appeal to be
direct to the Supreme Court of South
Carolina, Walterboro, South Carolina, v/
Benjamin C.P. Sapp, 10th day of April,
2019, Benjamin C.P. Sapp, Attorney for
the Plaintiff, Sapp Law Firm, Post Office
Box 258, Walterboro, South Carolina,
29488, (843) 549-5923, (843) 549-3269
Facsimile
05/09/19

Before me personally appeared Mandy Hathcock
who, being duly sworn, says that she is the
Publisher of *The Colletonian* a newspaper
published in Walterboro, in the county and state
aforesaid; that the Following Notice of which the
attached is a clipping and correct copy, was
published in the said newspaper, in its issue(s) of
Publication dates:

- 04/25/19
- 05/02/19
- 05/09/19

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SWORN to before me this __16th

Day of May, 2019

(SEAL)

Printed Name: Stephanie I. Postell

Commission Expiring on 01/18/23
Notary Public in and of South Carolina

Mandy Hathcock, Publisher/Owner
The Colletonian
111-A, East Washington St.
Walterboro, S.C. 29488
843-782-3477

May 22, 2019. An Affidavit of Default against the Defendants, Joanne Ahearn and Robert J. Plum, was filed with the Court on July 1, 2019.

The Order of Reference was filed on July 3, 2019 and the Amended Order of Reference was filed on August 26, 2019.

The Notice of Hearing was filed on September 18, 2019.

On or about December 18, 2018 the Plaintiff executed a general warranty deed transferring the Property to her daughter, Joanne Ahearn, and her daughter's boyfriend, Robert J. Plum as shown on the Title to Real Estate that was filed with the Colleton County Register of Deeds Office on the same date in Book 2702 at Page 271.

The Plaintiff was under duress and lacked the mental capacity to lawfully make the transaction complained of herein.

The Plaintiff made the conveyance to the Defendants as a result of the Defendants undue influence.

As a result of the Plaintiff's lack of capacity and/or Defendants actions, the Plaintiff is entitled to an order setting aside and annulling the conveyance of real estate complained of herein.

That any interest the Defendants may have in and to the Property should be extinguished and they should be barred from any future claims they may assert.

That the Plaintiff should be deemed the true and rightful owners of this property.

s/Benjamin C.P. Sapp
Benjamin C.P. Sapp, Attorney for the Plaintiffs

October 7, 2019

STATE OF SOUTH CAROLINA)

COUNTY OF COLLETON)

PATRICIA E. CAMPBELL,)

Plaintiff,)

-vs-)

JOANNE AHEARN AND)
ROBERT J. PLUM,)

Defendant,)

IN COURT OF COMMON PLEAS

CASE NO. 2019-CP-15-00285

AFFIDAVIT OF DEFAULT

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PERSONALLY appeared before me Benjamin C.P. Sapp, who being duly sworn says:

1. I am the attorney for the Plaintiff in the above entitled action.
2. The above entitled action was commenced by filing of a Summons and Complaint on April 11, 2019 in the Office of the Clerk of Court for Colleton County.
3. The Defendants, Joanne Ahearn and Robert J. Plum, were served by publication on April 25, 2019, May 2, 2019 and May 9, 2019.
4. No Answer or motions have been received or served as required by the Summons herein for or on behalf of the Defendant and the time for responding has now expired and said Defendant above named are in default.

Walterboro, South Carolina

1st day of July, 2019

s/Benjamin C.P. Sapp

Benjamin C.P. Sapp, Attorney for the Plaintiff
Sapp Law Firm
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Walterboro, South Carolina 29488
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