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**SC Court of Appeals**

THE STATE OF SOUTH CAROLINA  
In the Court of Appeals

APPEAL FROM SUMTER COUNTY  
In the Court of Common Pleas

George M. McFaddin, Jr., Circuit Court Judge

Appellate Case No. 2020-000249

Government Employees Insurance Company,.....Respondent,

v.

Barbara P. Jackson, as Personal Representative  
for the Estate of Vincent A. Jackson,.....Appellant.

**RECORD ON APPEAL**  
**VOLUME III**

Calvin K. Hastie, Sr.  
**HASTIE LAW FIRM**  
7 East Hampton Avenue  
Sumter, SC 29150  
(803) 774-7776

Mitchell Willoughby  
Elizabeth Zeck  
**WILLOUGHBY &  
HOEFER, P.A.**  
930 Richland Street  
Post Office Box 8416  
Columbia, SC 29202-8416  
(803) 252-3300

R. Walker Humphrey, II  
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**SMITH ROBINSON HOLLER DUBOSE  
MORGAN, LLC**  
Post Office Box 580  
Sumter, South Carolina 29150  
(803) 780-2471

*Attorneys for Respondent*

commencement of the Rental Agreement, and payable on the first day of the final month of the Rental Agreement upon termination.

7. **OCCUPANTS:** Only persons designated in the rental agreement or as further modified or agreed to in writing by Landlord shall reside in the rented premises. For purposes of this rental agreement the designated occupants are: Vincent Jackson, Jessica Wilson, and Jayden Jackson

In no event shall more than 3 persons be allowed to occupy said premises.

8. **RETURNED CHECKS:** Tenant agrees to pay \$ 30.00 for each dishonored check for bookkeeping costs and handling charges, plus late charges if the check is not made good before the sixth day after the due date. All future rent and charges, if more than one check is returned, shall be paid in the form of cash, cashier's checks, certified check or money order. If any check for the security deposit or the first month's rent is returned for insufficient funds, Landlord may declare this rental agreement void and immediately terminated.

9. **RENEWAL TERMS:** With thirty (30) days written notice, as defined in Paragraph 18, either party may terminate this agreement at the end of the initial term, but if no notice is given, then the agreement will be extended on a month-to-month basis on the same terms and conditions contained in this agreement. Thirty (30) days written notice by either party is required prior to termination during such month-to-month term.

10. **SUBLEASE:** Tenant shall not assign or sublet said premises, or any part thereof without the written consent of Landlord. Tenant must have written permission from Landlord for guests to occupy the premises for more than 30 days.

11. **UTILITIES AND SERVICES:** Tenant agrees to pay for utilities and services except: Tenant pays all except lawn maintenance and water which will be paid by Landlord. In the event of Tenant default on payment of utilities Landlord may pay and charge Tenant as additional rent together with any penalties, charges and interest. Tenant shall be liable for any inspections required by local authorities/utility companies due to Tenant's failure to obtain service at time of occupancy or to maintain said service during the term of this agreement. Tenant shall pay all costs of hook-ups and connection fees and security deposits in connection with providing utilities to premises during the term of the Lease.

12. **TENANT OBLIGATIONS:** Tenant agrees to keep the dwelling unit and all parts of the premises that he leases safe and clean. In the case of a single-family house or duplex, Tenant shall keep the yard mowed, watered and free of fire ants, keep the roof and gutters free of debris, the shrubs neatly trimmed, and landscaping maintained. Tenant agrees to be responsible for removal of Tenant's contagious and other hazardous materials. Tenant agrees to comply with the lease and rules and regulations the Landlord may adopt concerning the Tenants' use and occupancy of the premises;

Tenant, or any member of Tenant's family, guest or other person under the Tenant's control, shall conduct themselves in a manner that will not disturb other Tenants' and neighbors' peaceful enjoyment of the premises. Tenant, or any member of Tenant's family, guest or other person under the Tenant's control, shall not engage in or facilitate criminal or drug related activities. Any such violation constitutes a substantial violation of the Lease and a material noncompliance with the Lease and is grounds for termination of tenancy and eviction from the premises.

It is specifically understood that Tenant will, at Tenant's expense, keep sinks, lavatories, and commodes open, reporting any initial problem within five (5) days of occupancy, repair any and all damages caused by tenancy and replace any burned out light bulbs. Tenant agrees to report to Landlord any malfunction of or damage to electrical, plumbing, HVAC systems, smoke detectors, and any occurrence that may cause damage to the property. Tenant also agrees to pay for the cost of all repairs made necessary by negligence or careless use of the premises and pay for repairs/loss resulting from theft, malicious mischief or vandalism by Tenant and their guests. Tenant agrees to provide copies to Landlord of any inspection reports or repair estimates that Tenant may obtain.

Tenant agrees to be responsible for and to make at Tenant's expense all routine maintenance, including but not limited to, stoppage of sewer because of misuse or broken water pipes/fixtures due to neglect or carelessness of Tenant. No repairs, alterations or changes in or to said premises or the fixtures or appliances contained therein, shall be made except after written consent of Landlord, and shall be the responsibility of the Tenant for the cost of restoring said premises to their original condition if Tenant makes any such unauthorized modifications. **NO REPAIR COSTS SHALL BE DEDUCTED FROM RENT BY TENANT.** All improvements made by Tenant to the said

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premises shall become the property of the Landlord. Locks/Deadbolts shall not be changed without the expressed permission of the Landlord.

Tenant is directly responsible for any damage caused by Tenant's appliances and/or furniture. Tenant is responsible for changing HVAC filters, reporting any water leaks, lighting pilot lights, checking for tripped breakers, changing smoke detector batteries and minor housekeeping repairs. Tenants will be held liable for damage to HVAC systems caused by dirty or missing filters and damages resulting from unreported problems. Tenant acknowledges that Tenant has inspected the premises and agrees that the premises and any common areas are safe, fit and habitable condition. Tenant acknowledges receipt of instructions of smoke detector operation.

13. **MAINTENANCE OF PREMISES, PEST CONTROL:** Landlord agrees to make repairs and do what is necessary to keep the premises in a fit and habitable condition as specified in South Carolina Residential Landlord and Tenant Act. The Landlord further agrees to maintain in reasonably good and safe working condition, all electrical, gas, plumbing, sanitary, HVAC, smoke detectors and other facilities supplied by him. Landlord is not responsible for changing batteries in smoke detectors.

Tenant shall report any pest problem within three (3) days of possession. Tenant's failure to identify any pest infestation with said three (3) days shall constitute Tenant's agreement that premises has no infestation of any kind. Tenant is responsible for reporting any suspected or known termite infestation but is not responsible for termite control. Any future infestation of any kind, less termites, shall be the responsibility of  Tenant  Landlord.

14. **ESSENTIAL SERVICES AND APPLIANCES:** The Landlord is required to provide essential services; meaning sanitary plumbing or sewer services; electricity; gas, where it is used for heat, hot water, or cooking; running water, and reasonable amounts of hot water and heat, except where the building that includes the dwelling unit is not required by law to be equipped for that purpose, or the dwelling unit is so constructed that heat or hot water is generated by an installation within the exclusive control of the Tenant and supplied by a direct public utility connection. The following appliances present in the dwelling unit are specifically included by this rental agreement as being deemed to be supplied by the Landlord:  stove,  refrigerator,  dishwasher,  disposal,  washer,  dryer,  microwave,  trash compactor,  other: \_\_\_\_\_

15. **INSURANCE:** Tenant shall be responsible for insuring his/her own possessions against fire and other catastrophes. Landlord and Tenant hereby release each other from liability for loss or damage occurring on or to the leased premises or the premises of which they are a part of the contents of either thereof, caused by fire or other hazards ordinarily covered by fire and extended coverage insurance policies and each waives all rights of recovery against the other for such loss or damage. Willful misconduct lawfully attributable to either party, whether in whole or in part a contributing cause of the casualty giving rise to the loss or damage, shall not be excused under the foregoing release and waiver.

16. **RIGHT TO ACCESS:** The Tenant shall not unreasonably withhold consent to the Landlord to enter into the dwelling unit in order to inspect the premises; make necessary or agreed repairs, decorations, alterations, or improvements; supply necessary or agreed services; or exhibit the dwelling unit to prospective or actual purchasers, mortgagees, tenants, workmen, or contractors.

The Landlord or Landlord's agent may enter the dwelling unit without consent of the Tenant:

- (a) At any time in case of emergency, including but not limited to prospective changes in weather conditions which pose a likelihood of danger to the property may be considered an emergency; and  
(b) Between the hours of 9:00 a.m. and 6:00 p.m. for the purpose of providing regularly scheduled periodic services such as changing furnace and air-conditioning filters, providing termite, insect, or pest treatment, and the like, provided that the Landlord announces intent to enter to perform services; and  
(c) Between the hours of 8:00 a.m. and 8:00 p.m. for the purpose of providing services requested by the Tenant and that prior to entering the Landlord announces intent to enter to perform services.

The Landlord shall not abuse the right of access or use it to harass the Tenant. Except for section 16(a), 16(b), and 16(c), the Landlord shall give the Tenant at least 24 hours notice of intent to enter and may enter only at reasonable times.

The Landlord has no other right of access except pursuant to court order, as permitted by the South Carolina Residential Landlord and Tenant Act when accompanied by a law enforcement officer at reasonable times for the purpose of service of process in ejectment proceedings, or unless the Tenant has abandoned or surrendered the premises.

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17. **MILITARY CLAUSE:** If the Tenant is a member of the Armed Forces of the United States, stationed in the n/a area, and shall receive permanent change of station orders out of the n/a area, Tenant may, upon presentation of a copy of said orders of transfer to the Landlord, along with thirty (30) days written notice of intent to vacate and payment of all rent to the expiration date of such written notice, and any miscellaneous charges in arrears, terminate this Rental Agreement. Normal enlistment termination or other type discharge from Armed Forces, unless due to conditions beyond the service member's control, or acceptance of government quarters is not a permanent change of station and is not justification for lease termination. Withholding knowledge of pending transfer or discharge at time of entry into this Rental Agreement voids any consideration or protection offered by this section.
18. **DEFINITION OF "THIRTY (30) DAY NOTICE":** Any written notice given by either party to the other party in order to meet a thirty (30) day notice requirement will be deemed given, and the thirty (30) days deemed to commence on the first day of the calendar month following the date of receipt of said notice. Any termination permitted by other sections contingent upon a thirty (30) day notice will then be effective on the last day of the calendar month following receipt of said notice. If expiration date of lease is not on the last day of the calendar month, then thirty (30) days notice is required to conform to the expiration dates.
19. **DESTRUCTION OR DAMAGE TO PREMISES:** If the dwelling unit or premises are damaged or destroyed by fire or casualty to the extent that normal use and occupancy of the dwelling unit is substantially impaired, the Tenant may:  
 (a) immediately vacate the premises and notify the Landlord in writing within seven days thereafter of Tenant's intention to terminate the rental agreement, in which case the rental agreement terminates as of the date of vacating; or  
 (b) if continued occupancy is lawful, vacate any part of the dwelling unit rendered unusable by the fire or casualty, in which case the Tenant's liability for rent is reduced in proportion to the diminution in the fair-market rental value of the dwelling unit.  
 Unless the fire or casualty was due to the tenant's negligence or otherwise caused by the tenant, if the rental agreement is terminated, the landlord shall return security deposit to the tenant with proper accounting as required by law. Accounting for rent in the event of termination or apportionment must be made as of the date of the fire or casualty. The Landlord shall withhold the tenant's security deposit if the fire or casualty was due to the tenant's negligence or otherwise caused by the tenant, with proper accounting as required by law.
20. **CONDEMNATION:** Tenant hereby waives any injury, loss or damage, or claim therefore against Landlord resulting from any exercise of a power of eminent domain of all or any part of the rented premises or surrounding grounds of which they are a part. All awards of the condemning authority for the taking of land, parking areas, or buildings shall belong exclusively to the Landlord. In the event substantially all of the rented premises shall be taken, this Rental Agreement shall terminate as of the date the right to possession vested in the condemning authority and rent shall be apportioned as of that date. In the event any part of the property and/or building or buildings of which the rented premises are a part (whether or not the rented premises shall be affected) shall be taken as a result of the exercise of a power of eminent domain, and the remainder shall not, in the opinion of the Landlord, constitute an economically feasible operating unit, Landlord may, by written notice to Tenant given within sixty (60) days after the date of taking, terminate this Rental Agreement as of a date set out in the notice not earlier than thirty (30) days after the date of the notice; rent shall be apportioned as of termination date.
21. **ABSENCE, NON-USE AND ABANDONMENT:** The unexplained absence of a Tenant from a dwelling unit for a period of 15 days after default in the payment of rent must be construed as abandonment of the dwelling unit. If the Tenant abandons the dwelling unit for a term beginning before the expiration of the rental agreement, it terminates as of the date of the new tenancy, subject to the other Landlord's remedies. If the Landlord fails to use reasonable efforts to rent the dwelling unit at a fair rental or if the Landlord accepts the abandonment as a surrender, the rental agreement is considered to be terminated by the Landlord as of the date the Landlord has notice of the abandonment. When a dwelling unit has been abandoned or the rental agreement has come to an end and the Tenant has removed a substantial portion of personal property or voluntarily and permanently terminated the utilities and has left personal property in the dwelling unit or on the premises with a fair-market value of \$500 or less, the Landlord may enter the dwelling unit, using forcible entry if required, and dispose of the property.
22. **SECURITY DEPOSIT:** Tenant agrees to deposit with Landlord a security deposit of \$ 570.00 to be held as security for the full and faithful performance by the Tenant of all terms and conditions herein, it being understood and agreed to that no part of this deposit is to be applied to any rent which may become due under this rental agreement.

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Upon termination of the tenancy, property or money held by the Landlord as security may be applied to the payment of accrued rent and the amount of loss of rents or damages which the Landlord has suffered by reason of the Tenant's noncompliance with the South Carolina Residential Landlord and Tenant Act. Any deduction from the security deposit must be itemized by the Landlord in a written notice of the Tenant together with the amount due, if any, within 30 days after termination of the tenancy and delivery of possession and demand by the Tenant, whichever is later. The Tenant shall provide the Landlord in writing with a forwarding address or new address to which the written notice and amount due from the Landlord may be sent.

If the Tenant fails to provide the Landlord with the forwarding or new address and fails to return the following:  pool tags,  keys for mail box,  keys to unit (including deadbolt, storage area),  other \_\_\_\_\_, the Tenant is not entitled to damages under this subsection provided the Landlord (1) had no notice of the Tenant's whereabouts; and, (2) mailed the written notice and amount due, if any, to the Tenant's last known address. In the event the security deposit is not sufficient to pay all charges due, Tenant shall pay said charges within five (5) business days after receiving notice from the Landlord.

23. **NONCOMPLIANCE WITH RENTAL AGREEMENT OR FAILURE TO PAY RENT:** If there is a noncompliance by the Tenant with the rental agreement other than nonpayment of rent or a noncompliance with Paragraph 12 above, the Landlord may deliver a written notice to the Tenant specifying the acts and omissions constituting the breach and that the rental agreement will terminate upon a date not less than 14 days after receipt of the notice, if the breach is not remedied in 14 days.

The rental agreement shall terminate as provided in the notice except that: If the breach is remediable by repairs or otherwise and the Tenant adequately remedies the breach before the date specified in the notice, or if such remedy cannot be completed within 14 days, but is commenced within the 14-day period and is pursued in good faith to completion within a reasonable time, the rental agreement shall not terminate by reason of the breach.

If rent is unpaid when due and the Tenant fails to pay rent within five days from the date due, the Landlord may terminate the rental agreement provided the Landlord has given the Tenant written notice of nonpayment and Landlord's intention to terminate the rental agreement. If the rent is not paid within that period, said notice is contained herein Paragraph 5.

The Landlord may recover actual damages and obtain injunctive relief in magistrate's or circuit court without posting bond for any noncompliance by the Tenant with the rental agreement or Paragraph 12 above. If the Tenant's noncompliance is willful other than nonpayment of rent, the Landlord may recover reasonable attorney's fees. If the Tenant's nonpayment of rent is not in good faith, the Landlord is entitled to reasonable attorney's fees.

If there is noncompliance by the Tenant with Paragraph 12 above, materially affecting health and safety that can be remedied by repair, replacement of a damaged item, or cleaning and the Tenant fails to comply as promptly as conditions require in case of emergency, or within fourteen (14) days after written notice by the Landlord specifying the breach and requesting that the Tenant remedy it within that period of time, the Landlord may enter the dwelling unit and cause the work to be done in a workmanlike manner and shall in addition have the remedies available under the South Carolina Residential Landlord Tenant Act.

If there is noncompliance by the Tenant with Paragraph 12 above materially affecting health and safety other than as set forth in the preceding paragraph, and the Tenant fails to comply as promptly as conditions require in case of emergency, or within fourteen (14) days after written notice by the Landlord if it is not an emergency, specifying the breach and requesting that the Tenant remedy within that period of time, the Landlord may terminate the rental agreement. If the rental agreement is terminated, the Landlord has a right to possession and for rent and a separate claim for actual damages for breach of the rental agreement and reasonable attorney's fees. Any claim not satisfied by Tenant may be turned in to the credit bureau or collection agency.

24. **REMEDY AFTER TERMINATION:** If the rental agreement is terminated, the Landlord has a right to possession, for rent, and a separate claim for actual damages for breach of the rental agreement, reasonable attorney's fees, collection costs, and court costs.

25. **NOTICE:** A Landlord receives notice when it is delivered at the place of business of the Landlord through which the rental agreement was made or at any place held out by Landlord as the place of receipt of the communication.

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26. **PROHIBITIVE EQUIPMENT/FURNITURE:** Tenant agrees not to place antennas, satellite dishes, waterbeds, and auxiliary heaters without written permission from Landlord.
27. **INVENTORY:** Any furnishing and equipment to be furnished by Landlord shall be set out in a special inventory. The inventory shall be signed by both Tenant and Landlord concurrently with this Rental Agreement and shall be a part of this Agreement.
28. **PETS:** Tenant shall not keep domestic or other animals on or about the premises without the PRIOR WRITTEN CONSENT of the Landlord. Landlord, at Landlord's sole discretion, may consent if Tenant makes the following payments: (1) a non-refundable deposit of \$ n/a and (2) rent for the pet(s) in the total amount of \$ n/a, for the term of this agreement. Tenant shall be responsible for the animal, its behavior, and any damage done by the animal. The Landlord shall have the right to withdraw consent and demand removal of any previously permitted animal upon the first complaint registered against such animal or upon evidence of injury or damage to person or property caused by the animal.
29. **WAIVER:** A Tenant is considered to have waived violation of a Landlord's duty to maintain the premises as set forth by the Rental Agreement or violation of the Landlord's duties under the South Carolina Residential Landlord and Tenant Act, as defense in an action for possession based upon nonpayment of rent, or in an action for rent concerning a period where the Landlord has no notice of the violation of the duties, fourteen (14) days before rent is due for violations involving services other than essential services, or the Landlord has no notice before rent is due which provides a reasonable opportunity to make emergency repairs necessary for the provision of essential services. No modification, change, or cancellation hereof shall be valid unless in writing and executed by all parties hereto. No representation or promise has been made by either party hereto except as herein stated.
30. **PEACEFUL ENJOYMENT:** The Landlord covenants that the Tenant, on paying the rent and performing the covenants hereof, shall and may peaceably and quietly have, hold, and enjoy the rented premises for the term mentioned without hindrance or interruption by the Landlord.
31. **PROVISIONS:** The provisions of this Rental Agreement shall be binding upon and inure to the benefit of the Landlord and the Tenant, and their respective successors, legal representatives, and assigns.
32. **SUBORDINATION:** Tenant's rights are subject to any bona fide mortgage which now covers said premises and which may hereafter be placed on said premises by Landlord. Tenant shall upon request by Landlord execute a subordination of its rights under this Rental Agreement to any mortgage given by Landlord hereunder, whether to secure construction or permanent or other financing. Resident shall upon request by Landlord promptly execute a certification of good standing certifying the terms of this Rental Agreement, its due execution, the rental provisions hereof, or the terms of amendments hereto, if any, and any other information reasonably requested.
33. **RENTAL RATE ADJUSTMENT:** On and after the expiration of the initial term of this lease, the Landlord, at Landlord's discretion, may alter the rental rate in effect provided only that written notice of such alteration is delivered as first class mail to the US Postal Service, postage prepaid at least fifteen (15) days prior to the effective date of alteration.
34. **TRUST ACCOUNT INTEREST: ACCORDING TO THE RULES AND REGULATIONS OF THE SOUTH CAROLINA REAL ESTATE COMMISSION AND THE CODE OF LAWS OF SOUTH CAROLINA, 1976, AS AMENDED, THE BROKER-IN-CHARGE OR PROPERTY MANAGER-IN-CHARGE HAS THE OPTION TO PLACE TENANT'S SECURITY DEPOSIT INTO AN INTEREST BEARING ACCOUNT AND TO RETAIN ALL INTEREST INCURRED IN SAID ACCOUNT. TENANT AGREES TO AND UNDERSTANDS THAT THE TENANT HAS BEEN INFORMED OF TENANT'S RIGHT TO OWNERSHIP OF THE INTEREST BUT RELINQUISHES TO THE BROKER-IN-CHARGE OR PROPERTY MANAGER-IN-CHARGE BY THIS WRITTEN AGREEMENT SAID RIGHT OF OWNERSHIP.**
35. **RULES AND REGULATIONS:** The common area facilities, if any such as swimming pool, laundry room, recreational, and other common area facilities, when open and operating, are subject to applicable rules and regulations posted by the Landlord. The Tenant agrees to observe faithfully all rules and regulations that the Landlord has now or may hereafter adopt for the use of the premises.

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37. **JOINT RESPONSIBILITY:** If this Rental Agreement is executed by more than one (1) Tenant, the responsibility and liabilities herein imposed shall be considered and construed to be joint and several, and the use of the singular shall include the plural.

36. **LANDLORD'S ADDRESS FOR COMMUNICATIONS:** All notices, requests, and demands unless otherwise stated herein, shall be addressed and sent to:

Mail: 688 Bultman Drive  
Sumter, SC 29150

Phone: (Home) N/A (Work) 803-773-0221

38. **CAPTIONS:** Any heading preceding the text of any paragraph hereof is inserted solely for convenience of reference and shall not constitute a part of this Rental Agreement, nor shall they affect its meaning, construction or affect.

39. **FACSIMILE AND OTHER ELECTRONIC MEANS:** The parties agree that this Agreement may be communicated by use of a fax or other secure electronic means, including but not limited to electronic mail and the internet, and the signatures, initials and handwritten or typewritten modifications to any of the foregoing shall be deemed to be valid and binding upon the parties as if the original signatures, initials and handwritten or typewritten modifications were present on the documents in the handwriting of each party.

40. **MEGAN'S LAW:** The Tenant and Landlord agree that the Property Manager or Real Estate Broker representing Tenant or Landlord and all affiliated agents are not responsible for obtaining or disclosing any information contained in the South Carolina Sex Offender Registry. The Tenant and Landlord agree that no course of action may be brought against the Property Manager or Real Estate Broker representing Tenant or Landlord and all affiliated agents for failure to obtain or disclose any information contained in the South Carolina Sex Offender Registry. The Tenant agrees that the Tenant has the sole responsibility to obtain any such information. The Tenant understands that Sex Offender Registry information may be obtained from the local sheriff's department or other appropriate law enforcement officials.

41. **ENTIRE AGREEMENT.** This lease contains the entire agreement between the parties hereto and all previous negotiations leading thereto, and it may be modified only by a dated written agreement signed by both Landlord and Tenant. No surrender of the Premises or of the remainder of the term of this lease shall be valid unless accepted by Landlord in writing. **TIME IS OF THE ESSENCE WITH REGARD TO ALL TERMS AND CONDITIONS IN THIS AGREEMENT.**

42. **NON-RELIANCE CLAUSE:** Both Tenant and Landlord hereby acknowledge that they have not received or relied nor could have relied upon any statements or representations or promises or agreements or inducements by either Broker or their agents which are not expressly stipulated herein. If not contained herein, such statements, representations, promises, or agreements shall be of no force or effect. This general non-reliance clause shall not prevent recovery in tort for fraud or negligent misrepresentation or intentional misrepresentation unless specific non-reliance language is included in this agreement. This is a non-reliance clause and is neither a merger clause nor an extension of a merger clause. The parties execute this agreement freely and voluntarily without reliance upon any statements or representations by parties or agents except as set forth herein. Parties have fully read and understand this Agreement and the meaning of its provisions. Parties are legally competent to enter into this agreement and to fully accept responsibility. Parties have been advised to consult with counsel before entering into this agreement and have had the opportunity to do so.

43. **ADDITIONAL TERMS:** See Attached Addendum to Residential Rental Agreement  
Landlord has provided first set of window coverings only.  
Landlord has provided smoke detector(s) and a fire extinguisher. If fire extinguisher is discharged, tenant is responsible to replace. Tenant is responsible for replacing batteries in smoke detector.  
Smoke detectors should not be removed.

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\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
\_\_\_\_\_  
**WHEREFORE**, the parties have executed this Rental Agreement or caused the same to be executed by their authorized representative, the day and year first above written.

**THIS RENTAL AGREEMENT** supersedes all prior written or oral agreements and can be amended only through a written agreement signed by both parties. Provisions of this Rental Agreement shall bind and inure to the benefit of the Landlord and to the Tenant and their respective heirs, successors, and assigns. **TENANT AGREES TO RECEIVE COMMUNICATIONS FROM LANDLORD AND THEIR AGENTS AT THE EMAIL ADDRESS, PHONE AND FAX NUMBER LISTED BELOW.**

**IN WITNESS WHEREOF**, the parties hereto have subscribed their names and affixed their seals in duplicate the day and year above written.

Vincent Jackson

Tenant

[Signature]

Witness to Tenant

Tenant's Email Address: Jacksonvince8732@yahoo.com

Phone: (803) 236-9911

Fax: \_\_\_\_\_

Jessica Wilson

Tenant

Witness to Tenant

Tenant's Email Address: Christmas-babij1989@yahoo.com

Phone: (803) 236-9876

Fax: \_\_\_\_\_

[Signature]

Landlord

[Signature]  
Witness to Landlord

LANDLORD'S AGENT AND COMPANY Century 21 Hawkins & Kolb

TENANT'S AGENT AND COMPANY Century 21 Hawkins & Kolb

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RENEWAL OF RESIDENTIAL RENTAL AGREEMENT

This Renewal Agreement dated July 9, 2013, is a rider to and forms a part of the original Residential Rental Agreement (the "AGREEMENT") dated June 29, 2012, between Vincent Jackson, Tenant(s), and Century 21 Hawkins & Kolb, Landlord, for the property located at the following address: 251 East Street Apt. E-7, City Sumter, Zip 29150, County of Sumter, State of South Carolina, known as 251 East Street Apt. E-7 Sumter, SC 29150.

The Agreement is hereby extended for an additional term of 12 months commencing July 1, 2013, and ending June 30, 2014, and the RENTAL RATE during this period shall be Five Hundred Seventy Five Dollars And No/100 Dollars (\$ 575.00) per month.

ADDITIONAL TERMS: (tenant chooses not to renew lease the rent will be \$600.00 beginning 7-1-13 \*\*Late fees are \$25.00 if not received by the 5th of the month and an additional \$5.00 per day thereafter.

ALL OTHER COVENANTS AND CONDITIONS OF THE AGREEMENT SHALL REMAIN IN EFFECT, AND NO COVENANT OR CONDITION OF THE AGREEMENT SHALL BE DEEMED WAIVED BY ANY ACTION OR NON-ACTION IN THE PAST.

Handwritten signatures and dates: Landlord Sandra Beckwith 7/9/13, Tenant Vincent Jackson 7-22-13 12:07.

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CENTURY 21 Hawkins & Kolb 688 Highway Drive, Sumter SC 29150 Phone: (803) 773-1477 Fax: (803) 773-5630 O. Mack Kolb Printed on 7 grams by RB FormNet, LLC 18026 Phoenix Way Road, Clinton Township, Michigan 48026, (202) 363-6800 16923514ZEN





**South Carolina Department of Motor Vehicles**  
**Application for a Non-Commercial Credential (Class D, E, F, G, M, or an ID)**  
 Commercial Applicants must complete Form 447-CDL for Class A, B, or C Licenses or Permits

447-NC  
(Rev. 10/12)

I AM APPLYING FOR A (check any that apply):  Beginner's Permit  Identification Card  Driver's License  Moped

IF RENEWING BY MAIL: You may be eligible to renew by mail if you are 65 years old or older and did not renew your driver's license by mail or online the previous renewal period. Licenses issued to international customers cannot be renewed by mail. If mailing application, be sure to include payment (no cash). See our website for driver license fees ([www.scdmvonline.com](http://www.scdmvonline.com)) or call (803) 896-5000.

BP/DL/ID NUMBER		100654383		CUSTOMER NUMBER		30746679	
LAST NAME		FIRST NAME		MIDDLE NAME		SUFFIX	
Jackson		Vincent		Anthony			
RESIDENCE ADDRESS (Must be your current address of residence and cannot be a P.O. Box)						COUNTY	
251 Rast Apt E7						U.S.	
CITY or TOWN		STATE	ZIP CODE	PHONE NUMBER	EMAIL ADDRESS		
Sumter		S.C.	29150	(803) 236-9911	Jacksonvinces732@yahoo.com		

I understand the Department will send mail to the residence address above unless I have specified a special or temporary mailing address below.

It is optional to ADD a SPECIAL and/or TEMPORARY mailing address to your file.

SPECIAL MAILING ADDRESS - (Optional) (To have your mail sent to an address different from residential address)				COUNTY			
CITY or TOWN		STATE	ZIP CODE	Do you want to DELETE a special mailing address now on file?		<input type="checkbox"/> Yes	
TEMPORARY MAILING ADDRESS - (Optional) (To have your mail sent to an address for a limited time period)				EXPIRATION DATE			
CITY or TOWN		STATE	ZIP CODE	Do you want to DELETE a temporary mailing address now on file?		<input type="checkbox"/> Yes	
SOCIAL SECURITY NUMBER* (SSN)		DATE of BIRTH		HEIGHT	WEIGHT	RACE	GENDER
[REDACTED]		Month: [REDACTED] Day: [REDACTED] Year: [REDACTED]		Feet: 5	Inches: 9	185	Black <input checked="" type="checkbox"/> Male <input type="checkbox"/> Female

\* Your Social Security number is required for the purposes of identifying you and preparing jury lists pursuant to South Carolina Code of Laws Sections 56-1-90 and 14-7-130. The Driver's Privacy Protection Act of 1994 (DPPA), 18 U.S.C. Section 2721, 2725, the Family Privacy Protection Act of 2002 (FPPA), 30-2-10 et seq., and Section 56-3-545 of the S.C. Code restrict the disclosure of personal information contained in our records.

**ORGAN AND TISSUE DONATION**  YES, I want to be an organ and tissue donor.  
 YES, I wish to donate \$5.00, more or less, to Donate Life SC. Amount of donation \$ 5.00

**ORGAN DONOR STATEMENT** - If you marked YES that you want to be an organ and tissue donor upon death, your consent shall serve as a legally binding document as outlined under the South Carolina Uniform Anatomical Gift Act. Except in the case where the donor is under the age of 18, the donation does not require the consent of any other person. For donors under the age of 18, the legal guardian of the donor shall make the final decision regarding the donation.

If you marked "YES," you verify that you have read the organ donor statement and you consent for the SCDMV to send your personal information to the SC Organ and Tissue Donor Registry. A red heart will be printed on the front of your driver's license. If you are currently registered you must check "YES" to have the red heart reprinted on your license.

If you change your decision to consent in the future or wish to be removed from the SC Organ and Tissue Donor Registry, you can go online to [www.DonateLifeSC.org](http://www.DonateLifeSC.org) or contact Donate Life SC at 1-87-PASS-IT-ON. You may also have your name removed from the registry by visiting any SCDMV office or [www.SCDMVonline.com](http://www.SCDMVonline.com) while completing a credential transaction. SCDMV will assess an administrative fee for the change and there may be a 72 hour delay in removing your name from the SC Organ and Tissue Donor Registry.

**VOTER REGISTRATION**

\* Must be a United States Citizen and meet requirements to complete a DMV Voter Registration Application.

Do you want to register to vote or update your address with the County Registration Board? (check one box)

Yes, I wish to complete a DMV Voter Registration Application to register to vote or update my address with the County Registration Board.  
 No, I decline the DMV Voter Registration Application.  No, I have already registered to vote.  No, I am not eligible to vote.

**Sex Offender Registry Notice** - Section 23-3-460 of the S.C. Code of Laws states that a person who has been convicted anywhere of an offense listed in 23-3-430 must register with the county sheriff within 3 days of establishing residence in the county. The Sex Offender Registry Law is available upon request ([www.sccodehouse.gov/code/t23c003.php](http://www.sccodehouse.gov/code/t23c003.php)) with the South Carolina Department of Motor Vehicles.

**PLAINTIFF'S EXHIBIT**  
 NO. 18  
 52919

*S. H. Rweis*  
 Driver Services, Director

**QUESTIONS 1 through 12 MUST BE ANSWERED FOR PERMITS AND LICENSES** (only questions 1 - 4 for an identification card)

1. Are you a resident of South Carolina?  Yes  No
2. Are you a citizen of the United States?  Yes  No
3. Do you now have or have you ever had a South Carolina identification card, beginner's permit, driver's license, or moped license? If yes, give the number and name if different from number and name given on this application  Yes  No
4. Do you now have or have you ever had an identification card, beginner's permit, driver's license, or moped license from another state or country? If yes, list information from last time issued. State/Country \_\_\_\_\_  
License Number \_\_\_\_\_ and Issue Date \_\_\_\_\_  Yes  No

Do not answer the following questions if you are only applying for an identification card.

5. Is your beginner's permit, driver's license, moped license, or privilege to drive suspended, cancelled, revoked or disqualified in any state? If yes, where? South Carolina when last? 1-2-17  Yes  No
6. Have you recently surrendered your beginner's permit, driver's license, or moped license in court or to a law enforcement officer? If yes, when? \_\_\_\_\_ Reason \_\_\_\_\_  Yes  No
7. In the past 12 months, have you experienced a loss of consciousness, muscular control or seizure?  Yes  No
8. a) In the past six months, have you experienced a heart attack or heart surgery?  Yes  No  
b) Has your doctor recommended you not drive or placed restrictions on your driving at this time?  Yes  No  
If the answer to "b" is yes, what are the restrictions? \_\_\_\_\_
9. Have you had a stroke and not recovered sufficiently to safely operate a motor vehicle at this time?  Yes  No
10. Are you a habitual user of alcohol or any other drug to a degree which prevents you from safely operating a motor vehicle at this time?  Yes  No
11. Do you have any mental or physical condition preventing you from safely operating a motor vehicle at this time?  Yes  No  
If yes, please list condition(s): \_\_\_\_\_
12. Has your doctor recommended you not drive or placed restrictions on your driving at this time?  Yes  No  
If yes, what are the restrictions? \_\_\_\_\_

**INSURANCE INFORMATION** (Check and complete the statement that applies to you.)

- Under penalties of perjury, I declare that I am insured with the following insurance company and will maintain liability insurance throughout the issuance period. COMPANY NAME: State Farm
- No motor vehicle required to be registered in South Carolina is owned by me or any relative residing in my household.

**CONSENT FOR MINOR** - Must be completed for all unemancipated applicants under the age of 18. I am a parent or guardian of the unemancipated minor applicant. (1) If guardian, please provide documentation. (2) Responsible adult must complete Form 447-CM. (3) Emancipated minors must submit one of the following as proof of emancipation (Only the original or certified copies will be accepted):

- Court Order  Certificate of Marriage  Active Military Orders

I consent to the issuance of a beginner's permit and/or driver's license. I accept responsibility for the actions of the minor applicant as outlined in Section 56-1-110 of the South Carolina Code of Laws. To be released from this responsibility before the applicant reaches age 18, I understand that I must submit a written request for release to the Department of Motor Vehicles to have this application and the applicant's beginner's permit or driver's license cancelled.

RELATIONSHIP TO MINOR APPLICANT \_\_\_\_\_ PRINTED NAME \_\_\_\_\_ SIGNATURE \_\_\_\_\_ DATE \_\_\_\_\_  
FATHER'S NAME (PRINT) \_\_\_\_\_ ADDRESS \_\_\_\_\_ ID# \_\_\_\_\_ PHONE # \_\_\_\_\_  
MOTHER NAME (PRINT) \_\_\_\_\_ ADDRESS \_\_\_\_\_ ID# \_\_\_\_\_ PHONE # \_\_\_\_\_

I CERTIFY under penalty of perjury that all information and statements made in this application are true and correct as of the date of this application. I also CERTIFY that I do not have a valid driver's license other than the one(s) reported in questions 3 and 4 on page one and that my privilege to operate a motor vehicle is not now or subject to be suspended, cancelled, revoked or disqualified at the time of this application.

I understand that I am receiving a S.C. credential based on the information provided on this application, and that SCDMV will verify all information. I also understand that if my privilege to drive is ever suspended, cancelled or revoked in South Carolina or any other state, my S.C. license will be revoked until I have met all reinstatement requirements in South Carolina and any other states.

Vincent Jackson PRINTED NAME Vincent Jackson SIGNATURE 3-12-13 DATE

**FOR DMV OFFICE USE ONLY**

Exchanging Out-of-State Permit for a SC Permit or License STATE: \_\_\_\_\_ LOS BP/IDL NO.: \_\_\_\_\_

TYPE:  Duplicate  Modified  Original  Provisional  Re-exam  Reissue  Renewal  Route Restricted  Temporary Alcohol

CLASS:  D  E  F  G (Moped)  ID  M (Motorcycle) RESTRICTIONS: \_\_\_\_\_

IDENTIFICATION SUBMITTED:  Birth Certificate  Passport/Visa  SSN  Proof of Residency

**Knowledge Test**

Date: \_\_\_\_\_  Passed  Failed Comments: \_\_\_\_\_  
Date: \_\_\_\_\_  Passed  Failed Comments: \_\_\_\_\_  
Date: \_\_\_\_\_  Passed  Failed Comments: \_\_\_\_\_

**Skills Test**

Date: \_\_\_\_\_  Passed  Failed Comments: \_\_\_\_\_  
Date: \_\_\_\_\_  Passed  Failed Comments: \_\_\_\_\_  
Date: \_\_\_\_\_  Passed  Failed Comments: \_\_\_\_\_

Hearing Impaired:  Deaf  Poor  Good

Missing Extremities:  No  Yes

Vision	Right	Left	Both
With corrective lens	20/	20/	20/
Without corrective lens	20/40	20/40	20/40

Office Number: 045 Employee Signature: [Signature]



South Carolina Department of Motor Vehicles  
**Application for a Non-Commercial Credential (Class D, E, F, G, M, or an ID)**  
 Commercial Applicants must complete Form 447-CDL for Class A, B, or C Licenses or Permits

447-NC  
 (Rev. 10/12)

I AM APPLYING FOR A (check any that apply):  Beginner's Permit  Identification Card  Driver's License  Moped

IF RENEWING BY MAIL: You may be eligible to renew by mail if you are 65 years old or older and did not renew your driver's license by mail or online the previous renewal period. Licenses issued to international customers cannot be renewed by mail. If mailing application, be sure to include payment (no cash). See our website for driver license fees ([www.scdmvonline.com](http://www.scdmvonline.com)) or call (803) 896-5000.

BP/DL/ID NUMBER <b>100654383</b>		CUSTOMER NUMBER <b>30746679</b>	
LAST NAME <b>Jackson</b>	FIRST NAME <b>Vincent</b>	MIDDLE NAME <b>Anthony</b>	SUFFIX
RESIDENCE ADDRESS (Must be your current address of residence and cannot be a P.O. Box) <b>251 Rast St Apt E7</b>			COUNTY <b>U.S</b>
CITY or TOWN <b>Sumter</b>	STATE <b>SC</b>	ZIP CODE <b>29150</b>	PHONE NUMBER <b>(803) 236-9876</b>
EMAIL ADDRESS <b>JacksonVinca5732@Xtelo.com</b>			

I understand the Department will send mail to the residence address above unless I have specified a special or temporary mailing address below.

It is optional to ADD a SPECIAL and/or TEMPORARY mailing address to your file.

SPECIAL MAILING ADDRESS - (Optional) To have your mail sent to an address different from your residence address			COUNTY
CITY or TOWN	STATE	ZIP CODE	Do you want to DELETE a special mailing address now on file? <input type="checkbox"/> Yes

TEMPORARY MAILING ADDRESS - (Optional) To have your mail sent to an address for a limited term period			EXPIRATION DATE
CITY or TOWN	STATE	ZIP CODE	COUNTY
			Do you want to DELETE a temporary mailing address now on file? <input type="checkbox"/> Yes

SOCIAL SECURITY NUMBER* (SSN)	DATE OF BIRTH	HEIGHT	WEIGHT	RACE	GENDER
	Month Day Year	Feet Inches			<input checked="" type="checkbox"/> Male <input type="checkbox"/> Female

\* Your Social Security number is required for the purposes of identifying you and preparing jury lists pursuant to South Carolina Code of Laws Sections 56-1-90 and 14-7-130. The Driver's Privacy Protection Act of 1994 (DPPA), 18 U.S.C. Section 2721, 2726, the Family Privacy Protection Act of 2002 (FPPA), 30-2-10 et seq., and Section 56-3-545 of the S.C. Code restrict the disclosure of personal information contained in our records.

	<b>ORGAN AND TISSUE DONATION</b>	<input type="checkbox"/> YES, I want to be an organ and tissue donor.	Amount of donation \$ _____ 00
		<input type="checkbox"/> YES, I wish to donate \$5.00, more or less, to Donate Life SC.	

**ORGAN DONOR STATEMENT** - If you marked YES that you want to be an organ and tissue donor upon death, your consent shall serve as a legally binding document as outlined under the South Carolina Uniform Anatomical Gift Act. Except in the case where the donor is under the age of 18, the donation does not require the consent of any other person. For donors under the age of 18, the legal guardian of the donor shall make the final decision regarding the donation.

If you marked "YES," you verify that you have read the organ donor statement and you consent for the SCDMV to send your personal information to the SC Organ and Tissue Donor Registry. A red heart will be printed on the front of your driver's license. If you are currently registered you must check "YES" to have the red heart reprinted on your license.

If you change your decision to consent in the future or wish to be removed from the SC Organ and Tissue Donor Registry, you can go online to [www.DonateLifeSC.org](http://www.DonateLifeSC.org) or contact Donate Life SC at 1-87-PASS-IT-ON. You may also have your name removed from the registry by visiting any SCDMV office or [www.SCDMVonline.com](http://www.SCDMVonline.com) while completing a credential transaction. SCDMV will assess an administrative fee for the change and there may be a 72 hour delay in removing your name from the SC Organ and Tissue Donor Registry.

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\* Must be a United States Citizen and meet requirements to complete a DMV Voter Registration Application.  
 Do you wish to  register to vote or  update your address with the County Registration Board? (check one box)

Yes, I wish to complete a DMV Voter Registration Application to register to vote or update my address with the County Registration Board.  
 No, I decline the DMV Voter Registration Application.  No, I have already registered to vote.  No, I am not eligible to vote.

**Sex Offender Registry Notice** - Section 23-3-480 of the S.C. Code of Laws states that a person who has been convicted anywhere of an offense listed in 23-3-430 must register with the county sheriff within 3 days of establishing residency in South Carolina. A copy of the Sex Offender Registry Law is available upon request ([www.scstatehouse.gov/code/f23c003.php](http://www.scstatehouse.gov/code/f23c003.php)).

Confirmed to be a true and correct copy of the original document on file with the South Carolina Department of Motor Vehicles.

*S. H. Rweis*  
 Driver Services, Director

PLAINTIFF'S EXHIBIT  
 NO. 19 5-24-19

**QUESTIONS 1 through 12 MUST BE ANSWERED FOR PERMITS AND LICENSES** (only questions 1 - 4 for an identification card)

1. Are you a resident of South Carolina?  Yes  No
  2. Are you a citizen of the United States?  Yes  No
  3. Do you now have or have you ever had a South Carolina identification card, beginner's permit, driver's license, or moped license? If yes, give the number and name if different from number and name given on this application  Yes  No
  4. Do you now have or have you ever had an identification card, beginner's permit, driver's license, or moped license from another state or country? If yes, list information from last time issued. State/Country  Yes  No  
Other State: \_\_\_\_\_ and Issue Date \_\_\_\_\_
- (If no, answer the following questions if you are only applying for an Identification Card)*
5. Is your beginner's permit, driver's license, moped license, or privilege to drive suspended, cancelled, revoked or disqualified in any state? If yes, where? \_\_\_\_\_ when last? \_\_\_\_\_  Yes  No
  6. Have you recently surrendered your beginner's permit, driver's license, or moped license in court or to a law enforcement officer? If yes, when? \_\_\_\_\_ Reason \_\_\_\_\_  Yes  No
  7. In the past 12 months, have you experienced a loss of consciousness, muscular control or seizure?  Yes  No
  8. a) In the past six months, have you experienced a heart attack or heart surgery?  Yes  No  
 b) Has your doctor recommended you not drive or placed restrictions on your driving at this time?  Yes  No  
 If the answer to "b" is yes, what are the restrictions? \_\_\_\_\_
  9. Have you had a stroke and not recovered sufficiently to safely operate a motor vehicle at this time?  Yes  No
  10. Are you a habitual user of alcohol or any other drug to a degree which prevents you from safely operating a motor vehicle at this time?  Yes  No
  11. Do you have any mental or physical condition preventing you from safely operating a motor vehicle at this time?  Yes  No  
 If yes, please list condition(s): \_\_\_\_\_
  12. Has your doctor recommended you not drive or placed restrictions on your driving at this time?  Yes  No  
 If yes, what are the restrictions? \_\_\_\_\_

**INSURANCE INFORMATION** (Check and complete the statement that applies to you.)

- Under penalties of perjury, I declare that I am insured with the following insurance company and will maintain liability insurance throughout the insurance period. COMPANY NAME: \_\_\_\_\_
- No motor vehicle required to be registered in South Carolina is owned by me or any relative residing in my household.

**CONSENT FOR MINOR** - Must be completed for all unemancipated applicants under the age of 18. I am a parent or guardian of the unemancipated minor applicant. (1) If guardian, please provide documentation. (2) Responsible adult must complete Form 447-CM. (3) Emancipated minors must submit one of the following as proof of emancipation (Only the original or certified copies will be accepted):

Court Order  Certificate of Marriage  Active Military Orders

I consent to the issuance of a beginner's permit and/or driver's license. I accept responsibility for the actions of the minor applicant as outlined in Section 56-1-110 of the South Carolina Code of Laws. To be released from this responsibility before the applicant reaches age 18, I understand that I must submit a written request for release to the Department of Motor Vehicles to have my application and the applicant's beginner's permit or driver's license cancelled.

RELATIONSHIP TO MINOR APPLICANT	PRINTED NAME	SIGNATURE	DATE
FATHER'S NAME (PRINT)	ADDRESS	PHONE #	
MOTHER NAME (PRINT)	ADDRESS	PHONE #	

I CERTIFY under penalty of perjury that all information and statements made in this application are true and correct as of the date of this application. I also CERTIFY that I do not have a valid driver's license other than the one(s) reported in questions #3 and #4 on page one and that my privilege to operate a motor vehicle is not now or subject to be suspended, cancelled, revoked or disqualified at the time of this application.

I understand that I am receiving a S.C. credential based on the information provided on this application, and that SCDMV will verify all information. I also understand that if my privilege to drive is ever suspended, cancelled or revoked in South Carolina or any other state, my S.C. license will be revoked until I have met all reinstatement requirements in South Carolina and any other states.

Vincent Jackson PRINTED NAME Vincent Jackson SIGNATURE 12-27-12 DATE

**FOR DMV OFFICE USE ONLY**

Exchanging Out-of-State Permit for a SC Permit or License STATE: \_\_\_\_\_ OOS BP/DL NO.: \_\_\_\_\_

TYPE:  Duplicate  Modified  Original  Provisional  Re-exam  Reissue  Renewal  Route Restricted  Temporary Alcohol

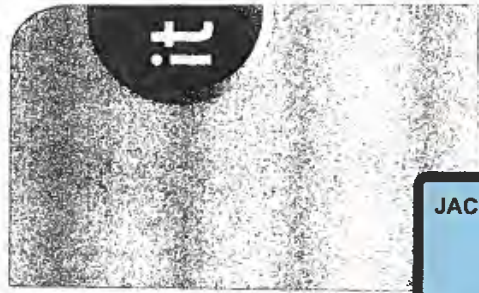
CLASS:  D  E  F  G (Moped)  J  M (Motorcycle) RESTRICTIONS: Surv. DL Susp.

IDENTIFICATION SUBMITTED:  Birth Certificate  Passport/Visa  SSN  Proof of Residency

Knowledge Test		Hearing Impaired:			
Date: _____	<input type="checkbox"/> Passed <input type="checkbox"/> Failed Comments: _____	<input type="checkbox"/> Deaf	<input type="checkbox"/> Poor <input type="checkbox"/> Good		
Date: _____	<input type="checkbox"/> Passed <input type="checkbox"/> Failed Comments: _____	Missing Extremities: <input type="checkbox"/> No <input type="checkbox"/> Yes:			
Date: _____	<input type="checkbox"/> Passed <input type="checkbox"/> Failed Comments: _____	Vision			
Skills Test		With corrective lens	Right	Left	Both
Date: _____	<input type="checkbox"/> Passed <input type="checkbox"/> Failed Comments: _____	20/	20/	20/	
Date: _____	<input type="checkbox"/> Passed <input type="checkbox"/> Failed Comments: _____	Without corrective lens	20/	20/	20/
Date: _____	<input type="checkbox"/> Passed <input type="checkbox"/> Failed Comments: _____	Office Number: <u>43 Salena W. Jackson</u>			
Employee Signature: _____					

P.O. BOX 15410, WILMINGTON, DE 19850-5410

PRSR STD  
U.S. POSTAGE  
PAID  
DFS



looks good.  
works even better.

JACKSON EXHIBIT  
5  
2016-CP-43-01521  
exhibitssticker.com

\*\*\*\*\*AUTO\*\*5-DIGIT 29150  
Vincent Jackson  
9 Brown St.  
Sumter, SC 29150-3605  
[POSTNET barcode]

Jackson 000011



P.O. BOX 2008  
 SUMTER, SC 29151-2008  
 TELEPHONE: 803-469-8600  
 www.safefed.org

ACCOUNT NUMBER	PAGE
8008558	1
STATEMENT DATE	
01DEC13 FROM	31DEC13 TO

Notice: See reverse side for important information.

26646 1 AV 0.357 \*\*\*\*\*AUTO\*\*5-DIGIT 29150  
 |||||  
 VINCENT ANTHONY JACKSON  
 9 BROWN ST  
 SUMTER SC 29150-3605

026646  
 26646  
 134



Enjoy YOUR  
 piece of the PIE!

Deposited to your main share account on December 31, 2013.

SHARE ACCOUNTS, INCLUDING CERTIFICATES, RECEIVED A 20% BONUS BASED ON DIVIDENDS RECEIVED IN 2013. LOAN ACCOUNTS, EXCEPT CREDIT CARDS, RECEIVED A 7% INTEREST REBATE BASED ON TOTAL INTEREST PAID IN 2013.

PRIME SHARE SUFFIX 0	YOUR BALANCE AT THE BEGINNING OF THE PERIOD.....	\$	127.42
	13DEC* WITHDRAWAL	-40.00 =	87.42
	SAFE FEDERAL CREDIT UNION 226 BROAD ST. SUMTER SCUS TRACE		
	#9802		
	14DEC* WITHDRAWAL	-40.00 =	47.42
	SAFE FEDERAL CREDIT UNION 226 BROAD ST. SUMTER SCUS TRACE		
	#248		
	23DEC WITHDRAWAL	-22.50 =	24.92
	STOP & SAVE -132 4756 BROAD ST. US SUMTER SCUS TRACE #7413		
	31DEC DIVIDEND THROUGH 31DEC2013	0.22 =	25.14
ANNUAL PERCENTAGE YIELD EARNED:	0.30% FOR A 92 DAY PERIOD		
AVERAGE DAILY BALANCE:	287.11		
01JAN* BONUS DIVIDENDS	0.17 =	25.31	
YOUR NEW BALANCE ON 31DEC13.....	\$	25.31	
DIVIDENDS PAID TO YOU IN 2013 ON SUFFIX 0	\$	1.03	
YOUR FINANCIAL SUMMARY	YOUR TOTAL SHARE BALANCES.....	\$	25.31
YTD TAX SUMMARY	YEAR-TO-DATE INFORMATION FOR TAX PURPOSES:		
	TOTAL NON-IRA DIVIDENDS EARNED		
	(MAY BE REPORTED TO IRS AS INTEREST FOR THIS CALENDAR YEAR)..	\$	1.03
	* * * END OF STATEMENT * * *		

\* ASTERISK NEXT TO TRANSACTION DATE INDICATES THE DATE SHOWN IS THE EFFECTIVE DATE AND NOT THE TRANSACTION DATE.

Jackson 000012



Jackson, Vincent Antonio 250795922; CA-9 Brown Street/Sumter SC 29150; E-Evans Traylor/Highway 15 South/29150; Y-09101989; PH-8032369876C; VERIFY; VERIFY-Y2/RM/J2;

**Applicant**

06/20/2012 - 09:38:13 AM CT

**Personal Information**

**Best Name** VINCENT JACKSON **Other Name(s)** \* VINCENT ANTHONY VINCENT; \* VINCENT ANTHONY JACKSON  
 \*Does not match inquiry

**Best Social Security number** **Other Social Security number(s)** **Date of Birth**  
 09/10/1989

**Best Address** **Other Address(es)**  
 9 BROWN ST  
 SUMTER, SC 29150-3605  
 Single-family dwelling  
 Reported 05/19/2008 to 04/23/2012; Last subscriber 1890900 by Inquiry

**Best Employer** **Other Employer(s)**  
 EVANS TRAILOR  
 HIGHWAY 15 SOUTH  
 SUMTER SC 29150  
 Reported 04/2012 by Inquiry

**Messages**

**Informational Messages**

**Type** **Message**  
 0084 SSN MATCHES

**Fraud Shield<sup>SM</sup> Summary**

**Indicator(s)** **Inquiry Address** **On-file Address**  
 CURRENT ADDRESS RPT BY NEW TRADE ONLY  
 TELEPHONE NUMBER INCONSISTENT WADDRESS  
 Input SSN issued: 1988 - 1990  
 From 03/01/2012 Inquiry Count for SSN=2  
 From 03/01/2012 Inquiry Count for Address=2

**Score Summary**

**Risk Model** **Score** **Code** **Score Factor Description**  
 Experian/Fair, Isaac Risk Model V2 9003 Not available due to lack of credit history.  
 (Score range: 300 - 850)

**Creditors**

**Installment Accounts**

\* I C SYSTEM INC / 2980024 / YC - Other Collection Agencies

Open Date	Original Amount	Status Date	Past Due	Last Paid Date	Balance Date	Current Balance
03/27/2008	\$117	06/2009			06/14/2009	

Account Condition: Paid/zero balance **Account #:** 6164528001  
 Payment Status: Seriously past due **Responsibility:** Individual  
 Account Type: Collection Department/Agency/Attorney **Account Terms:** 1 Month  
**Payment History:** Jan Feb Mar Apr May Jun Jul Aug Sep Oct Nov Dec **Delinquency Counter:** 30 60 90+ Derog  
 (Up to 25 months) 2009 9 0 0 0 1  
 2008  
**Worst Delinquency:**  
**Worst Delinq Date:**  
**Months Reviewed:** 1



<https://es6.experian.com/access/response.do>

\* I C SYSTEM INC / 2980024 / YC - Other Collection Agencies

Note: Original creditor: MEDICAL PAYMENT DATA

**Inquiries**

Date	Subscriber	Amount	Type	Terms
04/23/2012	CENTURY21 HAWKINS & KO / 1890900 / Property And Property Management Companies	UNK	Unknown - Credit Extension, Review, Or Collection	N/A
11/20/2011	AT&T SERVICES / 1946005 / Telephone Companies	UNK	Unknown - Credit Extension, Review, Or Collection	N/A
09/20/2011	DIRECTV INC / 1946065 / Coal And Wood Dealers	UNK	Utility Company	N/A

END -- Experian Credit Profile Report

**Consumer Assistance**

EXPERIAN  
701 EXPERIAN PARKWAY  
PO BOX 2002  
ALLEN, TX 75013  
(888) 397-3742  
[www.experian.com/reportaccess](http://www.experian.com/reportaccess)

THE STATE OF SOUTH CAROLINA  
In the Court of Appeals

**RECEIVED**

**Mar 15 2021**

**SC Court of Appeals**

APPEAL FROM SUMTER COUNTY  
In the Court of Common Pleas

George M. McFaddin, Jr., Circuit Court Judge

Appellate Case No. 2020-000249

Government Employees Insurance Company,.....Respondent,

v.

Barbara P. Jackson, as Personal Representative  
for the Estate of Vincent A. Jackson,.....Appellant.

**CERTIFICATE OF COUNSEL**

The undersigned hereby certifies that the Record on Appeal contains all material proposed to be included by any of the parties, material required by Rule 201(c), SCACR, and not any other material.

Calvin K. Hastie, Sr., S.C. Bar No. 12045  
**HASTIE LAW FIRM**  
7 East Hampton Avenue  
Sumter, South Carolina 29150  
(803) 774-7776

s/Elizabeth Zeck  
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March 15, 2021  
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