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Conway Police Department Crime Report

Case No. 2014020507
 Report No. 2014020507.1
 Report Date: 8/21/2014

Conway Police Department
 200 Laurel ST
 Conway, SC 29526
 843 248-1790

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Suspect MO
 Other MO
 Attire
 Habitual Offender
 Status
 Suspect Notes

Victim V1: McIntyre, Stephanie

Victim Code	V1	Victim Of	0488 - Forgery / Forgery, no dollar amount involved
Victim Type	I - Individual		
Name	McIntyre, Stephanie	DOB	3/20/1963
AKA		Age	49
Alert(s)		Sex	F - Female
		Race	B - Black
Address	10148 Freewoods RD	Ethnicity	N - Not of Hispanic Origin
CSZ	Myrtle Beach, SC 29588	Place of Birth	
Home Phone	843 997-0568	SSN	262-77-3447
Work Phone		DLN	004188574
Email Address		DLN State	SC - South Carolina
		DLN Country	USA - United States of America
Attire		Occupation/Grade	
Injury		Employer/School	
Circumstances		Employer Address	
		Employer CSZ	
		Res. County	Horry
		Res. Country	USA - United States of America
		Resident Status	S - Within this State
		Testify	

Law Enforcement Officer Killed or Assaulted Information	Type
	Assignment
	Activity
	Other ORI

Justifiable Homicide Circumstances

Victim Offender Relationships

Offender	Relationship
----------	--------------

Victim Notes

Other Entity: O1 -- Dawes, Kris Hendrick

Entity Code	O1		
Entity Type	I - Information		
Name	Dawes, Kris Hendrick	DOB	
AKA		Age	
Alert(s)		Sex	
		Race	
Address		Ethnicity	
CSZ		Ht.	
		Wt.	
Home Phone		Eye Color	
Work Phone		Hair Color	
Email Address		Facial Hair	
		Complexion	
Attire		Place of Birth	
		SSN	
		DLN	
		DLN State	
		DLN Country	
		Occupation/Grade	
		Employer/School	
		Employer Address	
		Employer CSZ	
		Res. County	
		Res. Country	
		Resident Status	

Entity Notes

Property Description Item 1: 1804 - Form, Application - Forged Quitclaim Deed Documents

Item No.	1
Property Category	1804 - Form, Application
IBR Type	77 - Other
UCR Type	K - Miscellaneous

Conway Police Department Crime Report

Conway Police Department
200 Laurel ST
Conway, SC 29526
843 248-1780

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Case No. 2014020507
Report No. 2014020507.1
Report Date: 8/21/2014

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Subject: Forgery/1106 3rd Avenue

Case Report Status	A - Approved	Date Entered	8/21/2014 4:09:38 PM	Reporting Officer	
Status Indicator	A - Administrative Filler (Filler for when "U" or "C" is not used)	Entered By	030000869 - Hill, Lisa		030000869 - Hill, Lisa
Status Change Date		Date Verified	8/26/2014 10:31:40 AM		
Occurred On	5/14/2012 8:00:00 AM	Verified By	030001177 - NeSmith, Tyres		
(and Between)	5/14/2012 5:00:00 PM	Date Approved	8/27/2014 2:41:42 PM		
End Date		Approved By	030000153 - Andrews, Richard		
End Time				Assisted By	
Location	1106 Third Ave, Conway, SC	Connecting Cases			
Jurisdiction	J1 - Jurisdiction 1	Disposition	Active		
Grid		Clearance Reason			
Sector	200 - Conway Police (In City Limits)	Date of Clearance			
Map		Reporting Agency	Conway Police Department		
Tract/Geo-Indicator		Division	Administrative Support		
Call Source	Walk-In	Notified			
Vehicle Activity		Means			
Vehicle Traveling		Other Means			
Cross Street		Motive			
		Other Motives			

Report Narrative On August 21, 2014 at 1545 hours, the complainant came in to 200 Laurel Street (Conway Police Dept.) in reference to forgery complaint. (The complainant had a private investigator with her (who filled out her statement for her.) The complainant states that on May 14, 2012, sometime during business hours, her signature was forged on Quik Claim Deed documents pertaining to the sale of her property. The documents were notarized at 1106 3rd Avenue (Vista Bank) on May 14, 2012 and the complainant states that the signature on these documents does not belong to her.

The complainant was given a Victim's Rights form, a case number and advised how to pick up a copy of this report.

Offense Detail: 0488 - Forgery / Forgery, no dollar amount involved

Offense Description	0488 - Forgery / Forgery, no dollar amount involved	Offense Date	5/14/2012		
IBR Code	250 - Counterfeiting/Forgery	Location	02 - Bank/Savings and Loan		
IBR Group	A	2nd Location Type			
Crime Against	PR	Special Circumstance			
Using		Offense Completed?	Yes	No. Prem. Entered	
Victim Use		Hate/Bias	88 - None (No Bias)	Entry Method	
Criminal Activity	P - Possessing/Concealing	Domestic Violence	No	Type Security	
Weapons/Force				Tools Used	
				Cargo Theft	

Suspect S1: UNKNOWN SUSPECT

Suspect Number	S1	DOB		Place of Birth	
Name	UNKNOWN SUSPECT	Age	00	SSN	
AKA		Sex	U - Unknown	DLN	
Alert(s)		Race	U - Unknown	DLN State	
		Ethnicity	U - Unknown	DLN Country	
Address		Ht.		Occupation/Grade	
CSZ		Wt.		Employer/School	
Home Phone		Eye Color		Employer Address	
Work Phone		Hair Color		Employer CSZ	
Email Address		Hair Style		Res. County	
		Hair Length		Res. Country	
		Facial Hair		Resident Status	U - Unknown
		Complexion			
		Build			
		Teeth			

Scars/Marks/Tattoos

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to the clerk of court or register of deeds and, upon payment, the person officially charged with the collection of delinquent taxes is responsible for promptly transmitting the tax title to the clerk of court or register of deeds for recording and remitting the recording fee and documentary stamps cost. If the tax sale of an item produced more cash than the full amount due in taxes, assessments, penalties, and costs, the overage must be applied to any outstanding municipal tax liens on the property. Any remaining overage belongs to the owner of record immediately before the end of the redemption period to be claimed or assigned according to law. ~~These sums are payable ninety days after execution of the deed unless a judicial action is instituted during that time by another claimant.~~ If neither claimed nor assigned within five years of date of public auction tax sale, the overage shall escheat to the general fund of the governing body. Before the escheat date unclaimed overages must be kept in a separate account and must be invested so as not to be idle and the governing body of the political subdivision is entitled to the earnings for keeping the overage. On escheat date the overage must be transferred to the general funds of the governing body.

Legislative history

1962 Code Section 65-2815.12; 1971 (57) 499; 1985 Act No. 166, Section 13; 2000 Act No. 399, Section 3(X)(8), eff January 1, 2001; 2005 Act No. 145, Section 52, eff June 7, 2005; 2006 Act No. 238, Section 2, eff March 15, 2006; 2006 Act No. 386, Sections 44, 49.C, eff June 14, 2006.

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Ask a question

Subject**Question**

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LawSERVER

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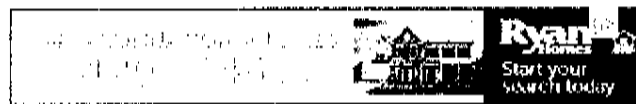
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[South Carolina Code](#) > [Title 12](#) > [Chapter 51](#) > [§ 12-51-130](#)

South Carolina Code 12-51-130. Execution and delivery of tax title; costs and fees; overages

Current as of: 2012 | [Check for updates](#) | [Other versions](#)

Upon failure of the defaulting taxpayer, a grantee from the owner, a mortgagee, a judgment creditor, or a lessee of the property to redeem realty within the time period allowed for redemption, the person officially charged with the collection of delinquent taxes, within thirty days or as soon after that as possible, shall make a tax title to the purchaser or the purchaser's assignee. Delivery of the tax title to the clerk of court or register of deeds is considered "putting the purchaser, or assignee, in possession". The tax title must include, among other things, the name of the defaulting taxpayer, the name of any grantee of record of the property, the date of execution, the date the realty was posted and by whom, and the dates each certified notice was mailed to the party or parties of interest, to whom mailed and whether or not received by the addressee. The successful purchaser, or assignee, is responsible for the actual cost of preparing the tax title plus documentary stamps necessary to be affixed and recording fees. The successful purchaser, or assignee, shall pay the amounts to the person officially charged with the collection of delinquent taxes before delivery of the tax title

Oct. 2. 2014 2:54PM

No. 2676 P. 1

01TR84

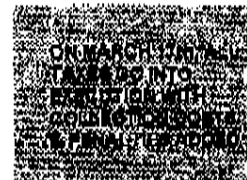
HORRY COUNTY, SOUTH CAROLINA

REAL ESTATE AND PERSONAL PROPERTY TAX RECEIPT

MCINTYRE STEPHANIE J
10148 FREEWOODS RD
MYRTLE BEACH SC 29588-5277

TAX YEAR	2012	139835A
MBP/Account No.	190-00-01-011	
Property Location:	W OF HWY 707 LOT 2	
Appraised Value (Taxable):	38,400	
POLITICAL SUBDIVISIONS	TAX LEVY	AMOUNT
CITY		
SCHOOL	130.2	199.91
COUNTY	45.2	69.41
SPECIAL DIST	21.2	32.51
LESS:		
COUNTY HOMESTEAD EXEMPTION		
CITY HOMESTEAD EXEMPTION		
STATE TAX RELIEF		
TOTAL TAX:		117.31
STORMWATER FEE		29.41
TOTAL DUE		146.74
(+8%) Jan. 16 thru Feb. 1 2013		150.21
(+7%) Feb. 2 thru Mar. 16 2013		158.41
(+5%) After March 16 2013		164.31
PRIOR YEAR TAX ON THIS PROP		300.41

Itemization of Your Tax Levy Distribution	MILLAGE	AMOUNT	TAXES
GEN FUND SERV	5.0	192.00	89.89
COUNTY GENERAL	15.6	597.60	54.27
HIGHER ED. SERV	7.0	268.80	1.08
HORRY CO. TEC	1.8	69.12	2.76
SENIOR CITIZENS	4.0	153.60	8.11
RECREATION	1.7	65.28	8.61
TOTAL COUNTY		1246.40	69.41
SCHOOL SERV	120.0	4608.00	199.91
SCHOOL DEBT SERV	10.0	384.00	18.51
TOTAL SCHOOL		5040.00	157.86
RURAL SERV	15.2	583.68	28.31
WASTE MGMT SERV	1.0	38.40	3.22
TOTAL SPECIAL		6256.08	146.74



IMPORTANT NUMBER

ASSESSOR - 1301 SECOND AVE
CONWAY, S.C. 29526
TELEPHONE NUMBERS:
843-915-5040 843-205-51
843-766-2121

EQUITY TREASURER - BOX 12
CONWAY, S.C. 29528
TELEPHONE NUMBERS:
843-915-5470 843-766-21

COUNTY AUDITOR - BOX 1205
CONWAY, S.C. 29528
TELEPHONE NUMBERS:
843-915-5060 843-766-21

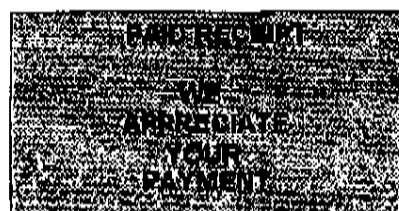
STORMWATER - BOX 1236
CONWAY, S.C. 29528
TELEPHONE NUMBER:
843-381-8000

Taxes due on the following property for tax year commencing December 31

TAX YEAR	DATE OF RECEIPT	MBP/ACCOUNT NUMBER	AMOUNT	REMARKS
2012 139835A	1/10/2013	190-00-01-011	600	
TOTAL AMOUNT	+			
1536	+			1536
RESID.	.7	28400	10000	4 1536

REAL ESTATE AND PERSONAL PROPERTY RECEIPT:

TAX	PENALTY	FEES	INTEREST	STORMWATER FEE	TOTAL PAID
117.34	+	3.52	+	29.40	150.21
					DATE PAID
					1/22/2013



GOD BLESS AMERICA

COPY COPY

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original certified check

004651

May 11, 2012

Ten Thousand Four Hundred Ninety Seven and 00/100***

\$10,497.00

Stephanie McIntyre

Remitter: Ron Teague

Memo:

004659

May 14, 2012

Five Thousand Four Hundred Ninety Seven and 00/100***

\$5,497.00

Shayne Smith

Remitter: Stephanie McIntyre

Memo:

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SOUTH CAROLINA

COUNTY OF Horry

ASSIGNMENT AND TRANSFER OF OVERAGE FROM TAX SALE PURSUANT TO S.C. CODE OF LAWS 12-51-130

WHEREAS, On November 1st 2010 Horry County did under an Order of execution to the Delinquent Tax Collector, sell at public auction to the highest bidder the parcel of real estate or mobile home listed for taxes in the name of Stephanie J. McIntyre. This parcel is designated as T.M.S. or Sticker # 190-00-01-011. The bid price being the amount of \$13,100.00.

For Valuable Consideration, I, (WE) Stephanie J. McIntyre Hereby Assign, transfer and set over to Ron Teague, all of my rights, title and interest in and to any overage amounts after full payments of taxes, penalties and costs that have been deducted from said bid price. I hereby authorize and direct Horry County Tax Department or Treasurer to pay all such remaining sums directly to Ron Teague, 1451 Hwy. 90, Conway, South Carolina 29526.

Witnesses:

Kris H. Dawer
Terri H. Alford

Stephanie J. McIntyre
Signature

STATE OF SOUTH CAROLINA]
COUNTY OF Horry]

PERSONALLY appeared before me the undersigned witness and made oath that She saw the within named Terri H. Alford sign, seal, and as her act and deed, deliver the within written Assignment of Bid, and that She with the other witness whose signature appears hereinabove, witnessed the execution thereof.

Kris H. Dawer
Signature of sworn witness

Sworn to before me this 14
day of May, 2002.

Kris Hendrick Dawer (A. S.)

Notary Public for South Carolina (SEAL)

My commission expires: April 9, 2020

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Instrument#: 2012000053982, DEED BK: 3584 PG: 1151 DOCTYPE: 001 05/14/2012 at 04:10:11 PM, 4 OF 4, EXEMPT, BALLERY V. SKIPPER, HORRY COUNTY, SC REGISTRAR OF DEEDS



STATE OF SOUTH CAROLINA)
COUNTY OF HORRY)

AFFIDAVIT

PERSONALLY appeared before me the undersigned, who being duly sworn, depôses and says:

1. I have read the information on this affidavit and I understand such information.

2. The property being transferred is located at 10148 Freewoods Rd Secastee Township bearing Horry County Tax Map Number 190-00-01-011 was transferred by Stephanie J. McIntyre to Ron Teague on May 14th 2012

3. Check one of the following: The deed is

(a) ☐ subject to the deed recording fee as a transfer for consideration paid or to be paid in money or money's worth.

(b) ☐ subject to the deed recording fee as a transfer between a corporation, a partnership, or other entity and a stockholder, partner, or owner of the entity, or is a transfer to a trust or as a distribution to a trust beneficiary.

(c) ☒ exempt from the deed recording fee because (See information section of affidavit): no consideration paid or to be paid in money or money's worth (If exempt, please skip items 4 - 7, and go to item 8 of this affidavit.)

4. Check one of the following if either item 3(a) or item 3(b) above has been checked (See Information section of this affidavit):

(a) ☐ The fee is computed on the consideration paid or to be paid in money or money's worth in the amount of _____

(b) ☐ The fee is computed on the fair market value of the realty which is _____

(c) ☐ The fee is computed on the fair market value of the realty as established for property tax purposes which is _____

5. Check Yes ☐ or No ☐ to the following: A lien or encumbrance existed on the land, tenement, or realty before the transfer and remained on the land, tenement, or realty after the transfer. If "Yes," the amount of the outstanding balance of this lien or encumbrance is: _____

6. The deed recording fee is computed as follows:

(a) Place the amount listed in item 4 above here: _____

(b) Place the amount listed in item 5 above here: _____
(If no amount is listed, place zero here.)

(c) Subtract line 6(b) from Line 6(a) and place result here: _____

7. The deed recording fee due is based on the amount listed on Line 6(c) above and the deed recording fee due is: _____

8. As required by Code Section 12-24-70, I state that I am a responsible person who was connected with the transaction as:

Grantor

9. I understand that a person required to furnish this affidavit who willfully furnishes a false or fraudulent affidavit is guilty of a misdemeanor and, upon conviction, must be fined not more than one thousand dollars or imprisoned not more than one year, or both.

Stephanie J. McIntyre
Responsible Person Connected with the Transaction

SWORN to before me this 14
day of May year of 2012
KARL L. J. JONES

Stephanie J. McIntyre

IF NO MONEY WAS PAID TO ME, WHAT ARE THE CHECKS FOR?

DETAIL LISTING

7/12/2012

00000007718 RON TEAGUE
1451 HWY 90
CONWAY SC
2009 141882
MCINTYRE STEPHANIE J

295260000

OVERAGE CLAIM 11-1ETS GRP#8566
MCINTYRE STEPHANIE J

7/12/2012

11547.42

11547.42

CX# 371129
7-12-12
Cm

Ag 12

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Dated: May 14 2012

Stephanie McIntyre
Signature of Grantor

Stephanie J. McIntyre
Name of Grantor

Kris H. Dawes
Signature of Witness #1

Kris H. Dawes
Printed Name of Witness #1

Jeri H. Alford
Signature of Witness #2

Jeri H. Alford
Printed Name of Witness #2

State of South Carolina County of Horry
On May 14th 2012, the Grantor, Stephanie McIntyre
personally came before me and, being duly sworn, did state and prove that he/she is the person described
in the above document and that he/she signed the above document in my presence.

Kris Hendrick Dawes
Notary Signature

Notary Public,

In and for the County of Horry State of South Carolina
My commission expires: April 9, 2020 Seal

Send all tax statements to Grantee.

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Instrument#: 2012000053982, DEED BK:
 3584 PG: 1148 DOCTYPE: 001 05/14/2012
 at 04:10:11 PM, 1 OF 4, EXEMPT,
 BALLERY V. SKIPPER, HORRY COUNTY,
 SC REGISTRAR OF DEEDS

Recording requested by: _____
 When recorded, mail to: _____
 Name: RON TEAGUE
 Address: 1451 Hwy 90
 City/State/Zip: Conway SC 29526
 Property Tax Parcel/Account Number: 190-00-01-011

Space above reserved for use by Recorder's Office
 Document prepared by:
 Name: Ron Teague
 Address: 1451 Hwy 90
 City/State/Zip: Conway SC 29526

Quitclaim Deed

This Quitclaim Deed is made on May 14th 2012, between
Stephanie J. McIntyre, Grantor, of 10148 Freewoods Road
 , City of Myrtle Beach, State of S.C. 29588,
 and Ron Teague, Grantee, of 1451 Hwy 90
 , City of Conway, State of SC 29526

For valuable consideration, the Grantor hereby quitclaims and transfers all right, title, and interest held by
 the Grantor in the following described real estate and improvements to the Grantee, and his or her heirs
 and assigns, to have and hold forever, located at 10148 Freewoods Rd
 , City of Myrtle Beach, State of SC 29588

See Exhibit "A"

Subject to all easements, rights of way, protective covenants, and mineral reservations of record, if any.
 Taxes for the tax year of 2012 shall be paid by the Grantee.
 recording of this deed.

Quitclaim Deed Fraud

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By Cachet Gomes | Submitted On March 03, 2009

0

A quitclaim deed is a document which states that the individual signing the document, has no interest in the piece of property. In other words, when you are signing a quitclaim deed you are expressing your disinterest in owning a property. For instance, if a quitclaim deed says that you don't have any interest in the property and that needs to be transferred in the name of your spouse, the same gets validated.

However, of late several instances of scams involving quitclaim deed have been reported. It is one of the most common types of property fraud. Quitclaim deed fraud can take various forms. The most vulnerable of all people are the elderly people who can be easily tricked into believing what is not right.

The most common form of quitclaim deed fraud is forging signature and using forged documents. Given below are 2 incidents that imply quitclaim deed fraud.

Scenario 1-If the ownership title is not proper

For instance, you go on a vacation and on seeing a beautiful house, plan to buy it. You talk to the owner of the house and settle for a price. The owner of the house signs a quitclaim deed. Since you are away from your hometown, you plan to pay the owner by home equity credit line. However, he doesn't accept that and insists that you pay cash. You agree to pay cash. After a couple of days, when you apply for loan to improve your home, you are unable to do so as you find out that the "owner" was not the actual owner and there is a dispute in the title.

Scenario 2-Forging your name

A quitclaim deed has the forged signatures of a thief. The forged deed is authenticated. Once the document has been notarized, the same document is used as collateral for applying for a loan. Alternatively, the document can also be used to inflate the value of the property by unfair means and is finally sold off to a buyer. Both ways, the thief is benefited.

(8)

Winning bidders paid for the properties that day but will have to wait a year.

If the property owner pays his or her taxes during that time the bidder gets his or her money back, plus interest.

If the taxes aren't paid the winning bidder will then own the lot.

For every three months the property owners go without paying the taxes after Monday's sale the interest rate grows by three percent.

The tax sales also help the county's budget.

"We'll generate probably around \$3.9 million in delinquent taxes that are at the sale today, and we'll probably get bids for all the tax sale for around \$25 million," said Horry County Treasurer Roddy Dickinson.

⑦

Conway man makes living buying tax delinquent properties

Mason Snyder | Posted: Monday, December 5, 2011 5:28 pm

CONWAY - One Conway man made a lot of noise at Monday's Horry County Delinquent Tax sale.

That's because Ron Teague bid on the majority of the properties.

Ron joined hundreds of other bidders at the Horry County Government Building to bid on nearly three thousand Horry County.

Some properties went for as a little as a couple hundred dollars while others went for more than a \$100,000 dollars.

Ron won't talk about how much he's made doing it over the last 27 years, but other bidders who know Teague said he's made well into the millions of dollars.

"I don't even want to talk about money," Teague said. "I just do what I have to do, play the game and hope that I can win."

Ron's game started in 1984 when he met a man sitting next to him on an airplane.

The man was flying to Arizona to look at a piece of property he bought at a tax sale.

"He told me he had picked it up for \$28,000 and it was a 100 room motel," Teague recalled.

Intrigued, Ron saved up \$8,000, went to the Horry County tax sale, and bought fifteen properties.

He has never looked back.

"Oh yeah. I've done very well for myself but I've done it a lot of years," said Teague

Ron knows there are risks, like the time he went to look at a property and the previous owner shot at him through the front door.

"It didn't take long to get me off the porch neither when that bullet came through the front door I was off the porch," laughed Ron.

But the risk is, more often than not, worth the reward, and that's the game Ron likes to play.

"It's sort of like playing monopoly except you're using real money and real buildings and you're trying to stay out of the real jail," he said.

Monday bids started at the amount of taxes owed on the property.

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for \$10,500 in the tax sale...He needed the forged Quit Claim deed to acquire the overage monies (\$15,500)dollars-cash) Mr. Ron Teague also knew he could not get the money from the tax office without showing the County Tax office (Ms. Montgomery) the Quit Claim Deed I He used his local bank (Vista Bank 1106 3rd Ave, Conway SC 29526) to notarize this forged Quit Claim deed. He called me up on the phone and lured me and my daughter to the bank. The bank has pictures of us in the bank, but we never left the lobby. The bank employee (Kris Dawes) and 2 other bank employees signed the notarized quit Claim Deed and some checks, again with my signature forged on them . If myself and my daughter were there, than why wasn't my daughter a witness on the Quit Claim Deed? She's 21 years old! All the witnesses on the Quit Claim Deed and other documents that I'm declaring are forged were all witnessed by Vista Bank Employees, and on the same DATE! This should be suspicious even to you. If Ms. Dawes did not forge my name than she knows who did, because her seal is on these documents. Ms. Dawes also was at my Court hearing with the two other people...WHY ? for landlord tenants Court! I've filed a police report with the Conway police against Conway bank for forgery, Sept 3rd 2014. Again this is why Mr. Teague is rushing to have me thrown off my paid for Hair Property. The last time he visited me at my home before my husband died, he told me and my husband he had acquired our land anyway, and we didn't need to sell it to him. 3 weeks later my husband had a massive heart attack and died. He did this to us. A lot of people are involved .This is a fraud. My name was forged on the quick deed, please witness the enclosed copy of the police report. Since I filed a police report Sept 3rd 2014 Mr. Teague has filed for an hearing to have me and two daughters, and three grandbabies evicted from our home and on to the streets. This is not right. Judge Bradley Mayers should have sent this case to criminal court and not ruled on it himself. If Anything he should have recused himself off this case because of his relationship with Mr. Ron Teague. And lastly Judge Bradley Mayers is due to rule on this case again October 1, 2014 this case needs to go to criminal court, because there was a lot of other underhanded things done to me just to acquire my land. Please allow me to stay on my property until a criminal court hears my complaint. Judge Mayers ask Mr. Teague how much money does he want to charge me rent ... on my land !!! Mr. Teague, said \$200.00. per Month, Judge Myres said no that's not enough, how about \$ 300.00 ..Mr. Teague said SURE, "who wouldn't say sure" I couldn't pay this, I'm on social security...now I have to be thrown in the streets. I have all my documentation...can I get a real court date..please. The reason I couldn't fight this is because I didn't know Mr. Ron Teague has a reputation for doing this to the elderly and to poor people. He needs Judge Bradley Mayers to keep this out of criminal court. The smoke screen is the bank along with Mr. Ron Teague concocted this ruse about checks signed in the bank, the question is WHY ? the \$15,500 was mine!! Why let Ron Teague take my money only to give me part of it back through his certified checks scam. This doesn't make sense. He never intended on anyone figuring out his scam. So they had Mr. Lucas Locked up and charged with refusing to hang up a telephone... (fake charge). This was all to throw the police off track, But My investigator Mr. Lucas figured it out anyway. I did have a court hearing with another Magistrate Judge Benjamin Culbertson on 10/17/13 who reduced my rent to \$150.00 per month but this was only until I could get a case on the criminal docket, but this hasn't happen yet. Judge Mayers keeps blocking us. Somehow Mr. Ron Teague got it ordered back to \$ 300.00 knowing I can't afford this. Enclosed are notarized samples of my signature and a copy of the Quit Claim Deed. I don't mean to waste to Commissions time, but to me you're my last resort. This needs to go to criminal court, and Judge Mayers needs to recuse himself.

Stephanie McIntyre

~~Stephanie McIntyre~~ 9-15-2014~~Stephanie McIntyre~~

Hartman A. Edwards

9-15-2014

MY COMMISSION EXPIRES

AUGUST 24, 2017

pg 5

RECEIVED
SEPT 16 2014COMMUNICATION
RECEIVED

9/13/14

Mrs. Stephanie McIntyre
10148 Freewood Rd
Myrtle Beach SC 29588
843-489-7861

JUDICIAL COMPLAINT

TO: Commission on Judicial Conduct

Subject: Horry County Landlord Tenant Court

(Ms. Karen Cordell) Administrative Assistant

Magistrate Judge Bradley Mayers

1015 Sumter Street Suite 305

Columbia, SC 29201

Stephanie McIntyre VS Ron Teague

803-734-1964

(Pending date) 10/01/14 -Case No. -2014CV261072331/ Judge Bradley Mayers

(Case heard date) - 10/17 2013- Case No. 2013CP2605831/ Judge Benjamin Culbertson

(Case heard date)-06/19/2013-Case No. 2013CV261071191/ Judge Bradley Mayers

To whom it may Concern:

My name is Mrs. Stephanie McIntyre Of Myrtle Beach SC. I've live here at this address for over 25 yrs. With my deceased husband (died 2yrs. ago) This letter is due to feeling like constantly being trampled by the local courts here in Conway (Horry County) SC. I've got a free lawyer from the free local law clinic of Conway (Mr. O'zeln) 843-381-8182, we witnessed the power of what magistrate Judge Bradley Mayers yields in his Courts. On 09/03 of 2013 I had my first Court date since my land was taken from me by a local business man (Millionaire) Mr. Ron Teague. Mr. Teague brought my land unbeknowing to me 8 months prior on the Court House steps for unpaid taxes (but we paid our taxes (I have a receipt) We showed the COUNTY Stamped receipt to Judge Mayers who ignored it. The Tax clerk Ms. Crystal Montgomery came to my land lord tenant hearing along with the County attorney (I'm not sure if it was. Mr. Arrigo Carotti or not but I'm sure they were from his office, I'm sure he said he was an assistant County Attorney) and Ms. Kris Dawes Of Vista Bank in Conway SC. Judge Mayers first off did something I felt to be very unusual right before court began, Mr. Ron Teague came on the floor and went to the window of the clerks office near where we were sitting, he goes into the clerks office, NO ONE IS ALLOWED through these doors, then he comes out talking to the Judge and they go into the Judges Private chambers doors, after 10 minutes Mr. Ron Teague comes out and right away we are called into court, we with our Lawyer tell the Judge that a Quit Claim Deed has been forged and presented to the Delinquent tax office(Ms. Crystal Montgomery) where upon she did give Mr. Ron Teague \$ 15,500 dollars overage check that was supposed to go to the owner of the property. (Me- Stephanie McIntyre) Instead she gave the money to Mr. Ron Teague, When I questioned the tax office , they brought in the County Attorney Office, Mr. Ron Teague ask all these people to show up to let Judge Mayers know who was supporting him. Mr. Teague knew that with this overage money which was like escrow money that we had in our property, I could have than recoup my land , (I had 1 year to reclaim it) , but by taking all the money from me and what was in the land he basically got everything for free. He brought my land


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PG3- 10/1/14 STEPHANIE MCINTYRE - JUDGE BRADLEY MAYERS

MATTERS NUMBER 14-DE-J-0195

forged again) Please refer back to the AFFIDAVIT, done on the same day, the checks contradicts the Affidavit recorded on 5/14/12. Still, Ms. McIntyre knew nothing of any of this. This was all learn from researching the Office Of Deeds. We assail this was a quit claim deed scam, from the beginning. Sir these are serious allegations and thank God we were saved from Maglstrate Bradley Mayers hearing anymore arguments or submltting of evidence. She still states she and her husband paid there 2010 taxes and 2011 taxes and 2012 PLEASE SEE ENCLOSED PAID RECIEPT. We attest the taxes were caught up and paid. Paid in 2013 for 2012 so how could she be behind!!!! And as of 1/22/13 the Property Taxes was paid up, and still in Ms. McIntyre's name Please explain this to her? Because no one in the Tax Office can. Please see enclosed Tax Document/ Receipt for 2012. Please note this Tax Office , we ascertain is either crooked or very dysfunctional. Our client claims to have paid her taxes (all along) but no one believes her. All these documents, we submit as proof that Judge Bradley Mayers was trying to help Ron Teague from the truth getting out.

Thank You



Cedric Lucas -803-290-1612

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PG 2- 10/1/14 STEPHANIE MCINTYRE - JUDGE BRADLEY MAYERS

MATTER NUMBER-14 -DE-J-0195

Ms. Montgomery and Mr. Teague actually were the only people who knew of the total amount of the overage money (so far there have been 3 different amounts for the overage and two different amounts for what he paid to the Tax Office at the time of the sale on the County Court house steps we found out). Enclosed is a document (Mr. Teague's receipt for the \$11547.42 from the Tax Office stating from her (Stephanie McIntyre) to Mr. Teague or through Mr. Teague ? Mr. Teague on the other hand did acquire from his bank, VISTA Bank, one of the notarized documents forged namely Titled -Assignment and of Transfer of Overage from Tax sale Pursuant of SC code of Laws 12-51, Sir we MUST point out two occurrences attributed to this sham. Number 1, yes we state the signature is forged and Number 2 – pursuant to SC Code 12-51-130, (enclosed copy) "Any remaining overage belongs to the OWNER of record immediately before the end of the redemption period to be claimed or assigned according to law. THESE SUMS ARE PAYABLE NINTY DAYS AFTER EXECUTION OF DEED. Sir, (enclosed document) was registered on 5/14/12 (copy enclosed), (THIS ALSO THE DATE THE QUIT CLAIM DEED WAS NOTIRIZED AND SIGNED AND ON THE SAME DATE THE QUIT CLAIM DEED WAS REGISTARED WITH THE Register of Deeds Office) The Tax Office gave Mr. Ron Teague the overage money, on 7/12/12. This is NOT NINTY days !! It's less than. We attest the law was broken again with this transaction. So Sir we argue that The Quit claim Deed, was registered with a false signature, where by it used to acquire monies that at that date was still assigned to Ms. McIntyre. Mr. Teague being a very successful businessman who has brought hundreds of properties (by his own admission) cannot claim this to be an oversight, nor Ms. Montgomery (who is the head Supervisor) we attest this is why she showed up in Judge Mayers Court on 6/19/13 to influence the Judge in Striking down our Motions to produce evidence pertaining to our case she brought along Asst. County attorney Mr. Graves. When Judge Mayers saw these powerful people in his Court, we felt we never had a chance. Rightly so, he ruled against every bit of evidence we tried to present. (AS OF THIS LETTER WE'VE BEEN INFORMED ASST. COUNTY ATTORNEY GRAVES NO LONGER WORKS FOR THE HORRY COUNTY ATTORNEYS OFFICE) Also presented to and registered with the Deeds Office is another document to be an Affidavit from Mr. Ron Teague and again notarized by Ms. Kris Dawes of Vista Bank, claiming (note checked box) that no monies were exchanged for considerations paid in money or money's worth to Ms. Stephanie McIntyre for her land. My client Ms. Stephanie McIntyre Signature was forged on this one too! She never saw this document until we acquired all of them from the Deeds Records Office. This was also DATED 5/14/12 IN HIS BANK, WHERE Ms. Kris Dawes works as their notery! Enclosed are copies of 2 forged certified checks totaling about \$16,000. The teller (also Ms. Kris Dawes, truly this is a very small bank!!!) never gave Ms. McIntyre the money. A Mr. Shane Smith walked into the bank and Ms. Dawes handed him the money, (he has disappear not to found since. His company is out of business!) He never even produce a Driver's License to Ms. Dawes; who states she doesn't know him. Ms. McIntyre never was told by Mr. Teague why she was to meet him (he's now her landlord) at the bank. Ms. Kris Dawes's name is clearly seen on the checks, Mr. Lucas acquired coples, one is made out on 5/11/12 the other 5/14/12(again all done on 5/14/12) And Ms. McIntyre name was already signed on the checks before she got there! (Her name is

LUCAS INVESTIGATIONS SERVICES LLC

425 LONGWOOD RD COLUMBIA SC 29209- 803-290-1612

10/1/14

TO: THE SUPREME COURT OF SOUTH CAROLINA

OFFICE OF DISCIPLINARY COUNSEL

Re: Judge

Magistrate Bradley Dwyer Mayers

Matter Number:

14-DE- J-0195

RECEIVED

OCT 02 2014

OFFICE OF
DISCIPLINARY COUNSEL

Sir, This is Cedric L. Lucas, Private Investigator for Ms. Stephanie McIntyre. She has ask me to help her to respond back to the board in writing because her education is limited. I have agreed to help her. I did accompany her and her free legal clinic Lawyer Mr. O'zolins (843-381-8182) to the Circuit Court of Appeals hearing this day at 1300hrs.(1:00pm)before the Honorable Judge Larry B. Hyman in Court room 3-D, against Mr. Ron Teague. This case was scheduled to be heard again by The Honorable Magistrate Judge Bradley D. Mayers , who had ruled previously against us on all evidence and motions prior,but(god be the glory) we were instructed and allowed to be heard in Judge Hyman's Court instead . No one showed up for Mr. Teague today, not even Mr. Teague to argue matters in his own behalf. No Lawyer, No Witnesses, nobody. So His Honor heard our side than ruled. We did let his Honor know that we felt Mr. Teague had concocted this scheme to acquire our client (Ms. McIntyre's) land and forgery was instrumental in acquiring a quit claim deed to her property. Mr. O'Zolin also stated we had proof of some of the misdeeds we are asserting. The Judge listened to our arguments than said he'd heard enough and ruled for Ms. McIntyre. Now ownership has to be proven and the facts surrounding the quit claim deed must be proven. By South Carolina State Law Sir , "only a Legal Law Enforcement Agency or body can request a handwriting comparison be done to properly ensure a chain of custody " and as yet Det. Ne'Smith of Conway SC Police is in charge of this case and the charge of forgery with this Quit Claim Deed) has sald her Dept. has not heard from SLED who must preapprove the request before it can be done and she's not sure they will. Detective Ne'Smith has been waiting for an approval since 8-27-14 her phone number is 843-248-1790. She indicated she could not promise us anything in this regards. Mr. O'zolin states he may not be able to represent us any longer because we need the handwriting analyzes, and he doesn't think we'll get the approval. So Sir, enclosed are other documents to be submitted as part of our case that this was a scheme to defraud Ms. McIntyre of her land, that were rejected by Judge Bradley Mayer as evidence of our claim. One document pertaining to the overage money that Mr. Teague received from Ms. Montgomery of the Horry County tax Office dated 7/12/12 indicating he received this money in the amount of \$ 11547.42 from Ms. McIntyre estate (money due her at the time of the sale of her land and home) she state she knew nothing of this overage money, only Ms. Crystal Montgomery and Mr. Teague knew of this transaction (we are submitting 2 documents to this effect)

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The Supreme Court of South Carolina OFFICE OF DISCIPLINARY COUNSEL

Lesley M. Coggiola
Disciplinary Counsel

Joseph P. Turner Jr.
Assistant Disciplinary Counsel

Post Office Box 12159
Columbia, South Carolina 29211

Telephone: (803) 734-2038
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September 25, 2014

PERSONAL AND CONFIDENTIAL

Stephanie McIntyre
10148 Freewood Road
Myrtle Beach, SC 29588

RE: Judge: Magistrate Bradley Dwyer Mayers
Matter Number: 14-DE-J-0195

Dear Mrs. McIntyre:

We have received your complaint about Magistrate Bradley Dwyer Mayers. We will conduct an investigation into the matters you have reported. You will not necessarily be contacted prior to a decision regarding your complaint; therefore, you should submit any additional information or documentation to support your allegations at this time.

The authority of this office and the jurisdiction of the Commission on Judicial Conduct are limited to issues of whether a judge is subject to discipline pursuant to the Rules for Judicial Disciplinary Enforcement, Rule 502, SCACR. Where misconduct is found, sanctions may be imposed ranging from a confidential letter of caution or admonition, public reprimand, or removal from office. If our investigation does not reveal evidence of judicial misconduct, your complaint will be dismissed.

We take this opportunity to advise you of the limited role of this office and the Commission so that you will be aware that we cannot provide you with assistance or advice. You should promptly seek assistance or advice that you might need from legal counsel or other sources. If you do not have an attorney and believe that you need one, you should contact the South Carolina Bar Lawyer Referral Service at 1(800) 868-2284.

You will be notified of the final disposition of your complaint. It is often many months after receipt of a complaint before a final decision is made. In the meantime, feel free to contact me if you have any questions or concerns.

Sincerely,

Joseph P. Turner Jr.

JPT/clg

Fax

Subject: Lucas Investigations for Ms. Stephanie McIntyre
10148 Free wood Rd Myrtle Beach, SC 29588

Date October 6, 2014

To: The Honorable
Gov. Nikki Haley
1205 Pendleton St.
Columbia SC
29201
Fax 803-734-5167

From Stephanie
McIntyre

Phone number: 843-997-0568:

No. of pages 22

Comments:

Honorable Gov. Nikki Haley,

My name is Cedric Lucas of Lucas Investigations Services LLC located 425 Longwood Rd Columbia SC (803-290-1612). I've called your office a number of times to see if your staff could help me with assisting a resident in Myrtle Beach, SC, Ms. Stephanie McIntyre. Governor Haley I'm working this case pro-bono, I must be crazy but I'm a Christian and this lady is a poor Baptist Minister with 2 daughters and three young grandchildren (Whos husband died two yrs ago), I befriended her last year. Enclosed are 22 pages related to an investigation I've conducted and I feel I've uncovered deceit, lies and corruption consisting of what is known as a Quit Claim Deed fraud against Ms. McIntyre. I feel those involved to be a local businessman(Horry County resident Mr. Ron Teague), The Horry County Delinquent Tax Office Supervisor Crystal Montgomery, a local Conway SC Vista Bank Employee (we allege notarized many forged documents that were presented to the Horry County Deeds Office) and a seating Magistrate Court Judge (Landlord tenant) Honorable Bradley D. Mayer. We allege this was all done to acquire her land (paid for heir property) through a forged claim deed and to acquire monies left over from the sale of this land (called an overage) All we're asking is could S.L.E.D. be informed of these allegations and initiate an investigation if warranted. We have filed a complaint with THE SUPREME COURT OF SOUTH CAROLINA Office of Disciplinary Counsel who can only investigate the actions of Judge Mayer's, They have stated they can only investigate what actions Judge Mayers may have or have not played in these allegations. Mr. Teague has made MILLIONS of dollars buying property from the HORRY COUNTY DELINQUENT TAX OFFICE sales, (Please see enclosed BIO) We are only interested in Ms. McIntyre case if SLED uncovers other victims (we've heard of more) this is all the more reason for SLED to investigate. We are registered voters . A recent Court of APPEALS hearing as of last week over turned all rulings made by Judge Mayers pertaining to Ms. McIntyre's case. Maybe now we can go to Circuit Court. On 8/27/14 we filed a Police report with Conway Police Dept. For forgery/ Fraud no word from them as yet