




UNITED STATES BANKRUPTCY COURT DISTRICT OF SOUTH CAROLINA		PROOF OF CLAIM		 Your Claim is Scheduled As Follows: Schedule/Claim ID: s13432 AMOUNT/CLASSIFICATION: \$73,300.00 UNSECURED # 128,300 (CONTINGENT)	
Name of Debtor: The Cliffs at Keowee Vineyards Golf & Country Club, LLC		Case Number: 12-01226		<p>The amounts reflected above constitute your claim as scheduled by the Debtor or pursuant to a filed claim. If you agree with the amounts set forth herein, and have no other claim against the Debtor, you do not need to file this proof of claim EXCEPT as stated below.</p> <p>If the amounts shown above are listed as Contingent, Unliquidated or Disputed, a proof of claim must be filed except as provided in the accompanying bar date notice.</p> <p>If you have already filed a proof of claim with the Bankruptcy Court or BMC, you do not need to file again.</p> <p style="text-align: center;">THIS SPACE IS FOR COURT USE ONLY</p> <p><input type="checkbox"/> Check this box to indicate that this claim amends a previously filed claim. Court Claim Number (if known): _____ Filed on: _____</p>	
NOTE: See reverse and attached for List of Debtors/Case Numbers/important details. Other than claims under 11 U.S.C. § 503(b)(9), this form should not be used to make a claim for Administrative Expenses arising after the commencement of the case. A "request" for payment of an administrative expense may be filed pursuant to 11 U.S.C. § 503(a).		Name of Creditor (the person or other entity to whom the debtor owes money or property) :			
Name and address where notices should be sent:  29347866003150 Ostuni, Paul 206 Dwarf Iris Way Sunset, SC 29685		RECEIVED APR 30 2012 BMC GROUP			
Creditor Telephone Number () email:		Name and address where payment should be sent (if different from above):		<input type="checkbox"/> Check box if you are aware that anyone else has filed a proof of claim relating to your claim. Attach copy of statement giving particulars.	
Name and address where payment should be sent (if different from above):		<input type="checkbox"/> Check this box if you are aware that anyone else has filed a proof of claim relating to your claim. Attach copy of statement giving particulars.			
Payment Telephone Number () email:		1. AMOUNT OF CLAIM AS OF DATE CASE FILED \$ _____		<input type="checkbox"/> Check this box if claim includes interest or other charges in addition to the principal amount of claim. Attach itemized statement of interest or charges.	
2. BASIS FOR CLAIM: (See instruction #2)		3. LAST FOUR DIGITS OF ANY NUMBER BY WHICH CREDITOR IDENTIFIES DEBTOR: _____		3a. Debtor may have scheduled account as: _____ (See instruction #3a)	
3b. Uniform Claim Identifier (optional): _____ (See instruction #3b)		4. SECURED CLAIM: (See instruction #4)		Check the appropriate box if your claim is secured by a lien on property or a right of set off, attach required redacted documents, and provide the requested information. Nature of property or right of setoff: Describe: <input type="checkbox"/> Real Estate <input type="checkbox"/> Motor Vehicle <input type="checkbox"/> Other _____ Value of Property: \$ _____ Annual Interest Rate: _____ % <input type="checkbox"/> Fixed or <input type="checkbox"/> Variable (when case was filed)	
Amount of arrearage and other charges, as of time case filed, included in secured claim, if any: \$ _____ Basis for Perfection: _____ Amount of Secured Claim: \$ _____ Amount Unsecured: \$ _____		5. Amount of Claim Entitled to Administrative Expense status under 11 U.S.C. § 503(b)(9) or Priority under 11 U.S.C. § 507(a). If any part of the claim falls into one of the following categories, check the box specifying the administrative expense or priority and state the amount. Amount entitled to priority: \$ _____ Amount entitled to administrative expense under 11 U.S.C. § 503(b)(9): \$ _____		You MUST specify the priority of the claim: <input type="checkbox"/> Domestic support obligations under 11 U.S.C. § 507(a)(1)(A) or (a)(1)(B). <input type="checkbox"/> Up to \$2,600* of deposits toward purchase, lease, or rental of property or services for personal, family, or household use -11 U.S.C. § 507(a)(7). <input type="checkbox"/> Wages, salaries, or commissions (up to \$11,725*), earned within 180 days before filing of the bankruptcy petition or cessation of the debtor's business, whichever is earlier - 11 U.S.C. § 507(a)(4).	
<input type="checkbox"/> Taxes or penalties owed to governmental units - 11 U.S.C. § 507(a)(8). <input type="checkbox"/> Contributions to an employee benefit plan - 11 U.S.C. § 507(a)(5). <input type="checkbox"/> Other - Specify applicable paragraph of 11 U.S.C. § 507(a) (_____). <input type="checkbox"/> Value of goods received by the debtor within 20 days before the date of the bankruptcy filing - 11 U.S.C. § 503(b)(9).		* Amounts are subject to adjustment on 4/1/13 and every 3 years thereafter with respect to cases commenced on or after the date of adjustment.		Cliffs POC  00435	
6. CREDITS: The amount of all payments on this claim has been credited for the purpose of making this proof of claim. (See instruction #6)					

7. DOCUMENTS: *Attached are redacted copies of documents that support the claim,* such as promissory notes, purchase orders, invoices, itemized statements of running accounts, contracts, judgments, mortgages, and security agreements. If the claim is secured, box 4 has been completed, and redacted copies of documents providing evidence of perfection of a security interest are attached. (See instruction #7, and definition of "redacted").
DO NOT SEND ORIGINAL DOCUMENTS. ATTACHED DOCUMENTS MAY BE DESTROYED AFTER SCANNING.
 If the documents are not available, please explain:

DATE-STAMPED COPY: To receive an acknowledgment of the filing of your claim, enclose a stamped, self-addressed envelope and copy of this proof of claim.
The original of this completed proof of claim form must be sent by mail or hand delivered (FAXES OR EMAIL NOT ACCEPTED) so that it is actually received on or before 4:00 pm prevailing Eastern Time on May 31, 2012 for Non-Governmental Claimants OR on or before 4:00 pm prevailing Eastern Time on August 27, 2012 for Governmental Claimants.

BY MAIL TO: BMC Group, Inc Attn: Cliffs Claims Processing PO Box 3020 Chanhassen, MN 55317-3020	BY MESSENGER OR OVERNIGHT DELIVERY TO: BMC Group, Inc Attn: Cliffs Claims Processing 18675 Lake Drive East Chanhassen, MN 55317
--	--

8. SIGNATURE:(See instruction #8)

Check the appropriate box.

I am the creditor. I am the creditor's authorized agent.
 (Attach copy of power of attorney, if any.) I am the trustee, or the debtor, or
 their authorized agent. I am a guarantor, surety, indorser, or other codebtor.
 (See Bankruptcy Rule 3004.) (See Bankruptcy Rule 3005.)

I declare under penalty of perjury that the information provided in this claim is true and correct to the best of my knowledge, information, and reasonable belief.

Print Name: _____
 Title: _____
 Company: _____

 _____ 
 (Signature) (Date)

Address and telephone number (if different from notice address above):

Telephone number: _____ email: _____

Penalty for presenting fraudulent claim: Fine of up to \$500,000 or imprisonment for up to 5 years, or both. 18 U.S.C. §§ 152 and 3571.

LIST OF DEBTORS:

Case Name	Case Nbr
The Cliffs Club & Hospitality Group, Inc.	12-01220
CCHG Holdings, Inc.	12-01223
The Cliffs at Mountain Park Golf & Country Club, LLC	12-01225
The Cliffs at Keowee Vineyards Golf & Country Club, LLC	12-01226
The Cliffs at Walnut Cove Golf & Country Club, LLC	12-01227
The Cliffs at Keowee Falls Golf & Country Club, LLC	12-01229
The Cliffs at Keowee Springs Golf & Country Club, LLC	12-01230
The Cliffs at High Carolina Golf & Country Club, LLC	12-01231
The Cliffs at Glassy Golf & Country Club, LLC	12-01234
The Cliffs Valley Golf & Country Club, LLC	12-01236
Cliffs Club & Hospitality Service Company, LLC	12-01237

Calculation for Revised Claim Amount
For Claim ID s13432

For Lot S-91, 206 Dwarf Iris Way, purchased 11-13-1998

Social Athletic	\$ 4,800	(Initiation deposit paid)
Keowee A Golf	80,000	(80% of \$100,00 per provisions of paragraph 17B for pre June, 1999 memberships)

For FC-6, 120 Links View Court, purchased 10-16-2000

Social Athletic	\$ 6,000
Keowee A Golf	37,500

Total refundable Initiation Deposit \$128,300

5-91

THE CLIFFS AT KEOWEE VINEYARDS GOLF CLUB, LLC
SOCIAL ATHLETIC MEMBERSHIP ENROLLMENT FORM

This is to certify that Paul Ostuni + Carol Truse has purchased a Keowee Social Athletic Membership, in conjunction with purchase of property at The Cliffs at Keowee Vineyards. It is acknowledged that he/she has submitted membership fees in the amount of Six Thousand (\$ 6000.00). It is further agreed that the member(s) understand the membership classification purchased, its privileges and benefits, and refund values associated with a resignation from the club.

(For office use only)

MEMBERSHIP CLASSIFICATION	<u>Social Ath.</u>
MEMBERSHIP ACCOUNT NUMBER	<u>-</u>
INITIATION DEPOSIT PAID	<u>\$ 4800.00</u>
MEMBERSHIP FEE PAID	<u>\$ 1200.00</u>
TOTAL FEES PAID	<u>\$ 6000.00</u>

Date

Member Signature
Patt Fero
Patt Fero, Club Representative
Membership Department
The Cliffs Golf & CC, Inc.

Member Signature
W.H. Boyd V.P.
William H. Boyd, Vice President
Club Operations
The Cliffs Golf & CC, Inc.

within thirty (30) days of the date of delinquent notification and billing, the Cliffs Clubs reserves the right to continue temporary suspension until the delinquent Club account is settled, and paid in full. Continued delinquency for a period of forty-five (45) days from the date of billing may result in formal expulsion, or termination of the membership. This process is at the sole discretion and authority of the Cliffs Clubs management. The Cliffs Clubs reserves the right to take whatever action it deems necessary to collect in full the amount owed on delinquent Members' accounts. If the Cliffs Clubs engages an attorney to collect a past-due Club account, the delinquent Member will be liable for all attorney costs and expenses incurred in pursuing collection, including, but not limited to, costs and expenses of non-judicial processes, as well as court fees and costs through all appeal levels. If payment of the delinquent account is received in full prior to the official termination of the Membership, the Member may be reinstated as a Member in good standing. The payment of a reinstatement fee as determined by the Cliffs Clubs may be due at that time.

TRANSFER, CHANGE OF MEMBER DESIGNEE, RESIGNATION OR REVOCATION OF MEMBERSHIP

17. **Transfers Prohibited: Membership Resignation Only** - A Member may not transfer his/her membership to any person, including a purchaser of the Member's Cliffs property in a resale transaction. Such prohibited transfer includes a prohibition upon any sale, pledge, hypothecation, assignment, transfer or encumbrance of a membership except in accordance with this Membership Plan. A Cliffs Charter or Cliffs Golf Member (previously known as "A" or Full Golf Memberships) may resign the membership and the Cliffs Clubs may reissue the membership as a Cliffs Golf Membership in accordance with the following provisions:

A. Upon the sale of the Member's Cliffs property in a resale transaction, a Cliffs Charter or Cliffs Golf Member may resign the membership and the Cliffs Clubs may reissue the membership as a Cliffs Golf Membership to the resale purchaser at the closing of said property. The resale purchaser must first, however, apply and be approved for membership.

B. At the time of re-issuance of the membership to a resale purchaser of the Member's Cliffs property, the Cliffs Charter or Cliffs Golf Member who is resigning the membership shall be entitled to receive a refund. With respect to Cliffs Golf Memberships (previously known as "A" or Full Golf Memberships) issued on or after June 1, 1999, the amount of the refund shall be the original initiation deposit paid by such Member at the time the Member joined the Club. With respect to Cliffs Charter or Cliffs Golf Memberships (previously known as "A" or Full Golf Memberships) issued prior to June 1, 1999, the refund shall be the greater of the original amount of initiation deposit paid by such Member at the time he/she joined the Club, or, eighty percent (80%) of the membership deposit being charged at the time of resignation and re-issuance to a new Member for the same membership classification.

C. A Cliffs Charter or Cliffs Golf Member whose membership is not to be reissued to a resale purchaser of the resigning Member's property may tender their

My



Log

Home

Out



Amenities & Services

Membership Calendar

Companion

Locations

Profile

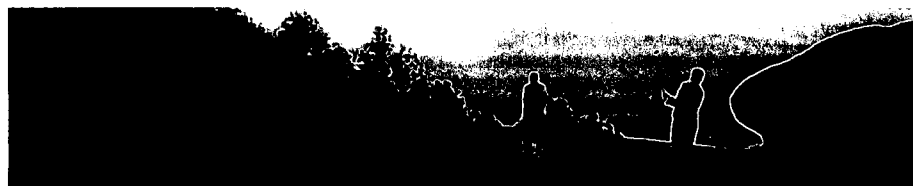
Preferences

Online

Statements

Member

Directory



Dress

Code

Classifications of

Membership

The Cliffs Golf & Country Clubs offer three non-equity membership classifications: The Cliffs Golf Membership, The Cliffs Family Membership and The Cliffs Wellness Membership.

THE CLIFFS GOLF MEMBERSHIP

Classifications of

Golf Membership provides you with unlimited access to our collection of eight golf courses through our reciprocal play program. As a Golf Member, you enjoy 30-day advance tee times and Club-sponsored Member golf events at your home course. Members have full access to wellness centers, clubhouses, dining facilities, equestrian, and marina facilities, as well as outdoor activity areas such as hiking and walking trails, private parks, and pavilions. The Golf Membership is currently only available to individuals who purchase previously unsold company property and purchase the Cliffs Golf Membership within 30 days of the real estate closing; or purchase property from a seller who has a Cliffs Golf Membership available for re-purchase by the buyer.

Membership Initiation Deposit - \$100,000 (100% refundable) OR \$50,000 (non-refundable)
Monthly Dues - \$865

THE CLIFFS FAMILY MEMBERSHIP

S-91

THE
C·L·I·F·F·S
GOLF & COUNTRY CLUB

MEMBERSHIP ENROLLMENT FORM

This is to certify that Paul Ostuni & Carol Greese has made an application for membership in THE CLIFFS at KEOWEE VINEYARDS GOLF CLUB LLC.

The membership classification applied for is Keowee A. It is acknowledged that the applicant has submitted a payment of \$ 25000.00.

Due at closing.

By signing this form, the Member acknowledges, as a matter of record, the type of Membership classification, and its privileges, and the refund value of initiation deposit paid in the event of resignation or transfer of membership.

MEMBERSHIP CLASSIFICATION:	<u>Keowee A</u>
MEMBERSHIP ACCOUNT NUMBER:	<u>354</u>
INITIATION DEPOSIT PAID:	<u>\$ 20000.00</u>
MEMBERSHIP FEE PAID:	<u>\$ 5000.00</u>
TOTAL FEES PAID:	<u>\$ 25000.00</u>

Date _____
Patt Fero
Patt Fero, Club Representative
Membership Department
The Cliffs Golf & CC, Inc.

William Boyd V.P.
William Boyd, Vice President
Club Operations
The Cliffs Golf & CC, Inc.

Member Signature _____

Member Signature _____

**THE CLIFFS AT KEOWEE VINEYARDS GOLF CLUB, LLC
SOCIAL ATHLETIC MEMBERSHIP ENROLLMENT FORM**

This is to certify that **Paul Ostuni and Carol Frese** have purchased a Keowee Social Athletic Membership, in conjunction with purchase of property at The Cliffs at Keowee Vineyards Community. It is acknowledged that he/she has submitted membership fees in the amount of **Six thousand dollars (\$6,000)**. It is further agreed that the member(s) understand the membership classification purchased, its privileges and benefits, and refund values associated with a resignation from the club, as outlined in the Cliffs Golf and Country Clubs constitution and by-laws, rules and regulations as modified June 1, 1999.

(For office use only)

MEMBERSHIP CLASSIFICATION :	Keowee Social Athletic
MEMBERSHIP ACCOUNT NUMBER:	O20
INITIATION DEPOSIT PAID:	\$6,000
TOTAL FEES PAID:	\$6,000
CLOSING DATE:	October 16, 2000

10/11/00
Date

Paul Ostuni
Member Signature

Patt M. Fero

Patt M. Fero
Vice President of Membership
The Cliff at Keowee Vineyards Golf Club, LLC

10/15/00
Date

Carol S Frese
Member Signature

Mimsy DeMars

Mimsy DeMars
Membership Services Coordinator
The Cliffs at Keowee Vineyards Golf Club, LLC.

THE
C·L·I·F·F·S
GOLF & COUNTRY CLUB

**THE CLIFFS AT KEOWEE VINEYARDS GOLF CLUB, LLC
KEOWEE A MEMBERSHIP ENROLLMENT FORM**

This is to certify that **Paul Ostuni and Carol Frese** have made an application for membership in THE CLIFFS at KEOWEE VINEYARDS GOLF CLUB LLC. The membership classification applied for is **Keowee A Membership**. It is acknowledged that the applicant has submitted a payment of **Thirty-seven thousand and five hundred dollars (\$37,500)**. The following is the scheduled due dates and amounts of future payments:

Due at Closing

By signing this form, the Member(s) acknowledges, as a matter of record, the type of Membership classification, and its privileges, and the refund value of initiation deposit paid in the event of resignation or transfer of membership. Furthermore, the Member(s) has received a Copy of the club by-laws, rules and regulations, as modified June 1, 1999, and has an understanding of the same.

MEMBERSHIP CLASSIFICATION:	Keowee A
MEMBERSHIP ACCOUNT NUMBER:	020
INITIATION DEPOSIT PAID:	\$37,500
TOTAL FEES PAID:	\$37,500
PROPERTY REFERENCE:	Section <u>Fairway Cottages Lot 6</u>
CLOSING DATE:	October 16, 2000

10/11/00
Date

Paul Ostuni
Member Signature

Patt M. Fero
Vice President of Membership
The Cliffs at Keowee Vineyards Golf Club, LLC

10/15/00
Date

Carol S. Frese
Member Signature

Mimsy DeMars
Membership Services Coordinator
The Cliffs at Keowee Vineyards Golf Club, LLC

U.S.A. Mr. Paul R. Ostuni
206 Dwarf Iris Way
Sunset, SC 29685

GREENVILLE SC 296

27 APR 2012 PM 4 T

USA FIRST-CLASS FOREVER



RECEIVED

APR 30 2012

BMC GROUP

BMC Group, Inc
Attn: Cliffs Claim Processing
PO Box 3020
Chanhasen, MN 55317-3020

55317+3020

