

Fill in this information to identify your case:

United States Bankruptcy Court for the:

DISTRICT OF SOUTH CAROLINA

Case number (if known) Chapter 11

Check if this an amended filing

Official Form 201

Voluntary Petition for Non-Individuals Filing for Bankruptcy

4/16

If more space is needed, attach a separate sheet to this form. On the top of any additional pages, write the debtor's name and case number (if known). For more information, a separate document, Instructions for Bankruptcy Forms for Non-Individuals, is available.

1. Debtor's name Peacock Development Co, LLC

2. All other names debtor used in the last 8 years Include any assumed names, trade names and doing business as names

3. Debtor's federal Employer Identification Number (EIN) 11-3797930

4. Debtor's address Principal place of business Mailing address, if different from principal place of business 20 Towne Drive Suite 113 Bluffton, SC 29910 Beaufort County Location of principal assets, if different from principal place of business

5. Debtor's website (URL)

6. Type of debtor Corporation (including Limited Liability Company (LLC) and Limited Liability Partnership (LLP)) Partnership (excluding LLP) Other. Specify:

Debtor **Peacock Development Co, LLC**  
Name

Case number (if known)

**7. Describe debtor's business**

A. Check one:

- Health Care Business (as defined in 11 U.S.C. § 101(27A))
- Single Asset Real Estate (as defined in 11 U.S.C. § 101(51B))
- Railroad (as defined in 11 U.S.C. § 101(44))
- Stockbroker (as defined in 11 U.S.C. § 101(53A))
- Commodity Broker (as defined in 11 U.S.C. § 101(6))
- Clearing Bank (as defined in 11 U.S.C. § 781(3))
- None of the above

B. Check all that apply

- Tax-exempt entity (as described in 26 U.S.C. §501)
- Investment company, including hedge fund or pooled investment vehicle (as defined in 15 U.S.C. §80a-3)
- Investment advisor (as defined in 15 U.S.C. §80b-2(a)(11))

C. NAICS (North American Industry Classification System) 4-digit code that best describes debtor.  
See <http://www.uscourts.gov/four-digit-national-association-naics-codes>.

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**8. Under which chapter of the Bankruptcy Code is the debtor filing?**

Check one:

- Chapter 7
- Chapter 9
- Chapter 11. Check all that apply:

- Debtor's aggregate noncontingent liquidated debts (excluding debts owed to insiders or affiliates) are less than \$2,566,050 (amount subject to adjustment on 4/01/19 and every 3 years after that).
- The debtor is a small business debtor as defined in 11 U.S.C. § 101(51D). If the debtor is a small business debtor, attach the most recent balance sheet, statement of operations, cash-flow statement, and federal income tax return or if all of these documents do not exist, follow the procedure in 11 U.S.C. § 1116(1)(B).
- A plan is being filed with this petition.
- Acceptances of the plan were solicited prepetition from one or more classes of creditors, in accordance with 11 U.S.C. § 1126(b).
- The debtor is required to file periodic reports (for example, 10K and 10Q) with the Securities and Exchange Commission according to § 13 or 15(d) of the Securities Exchange Act of 1934. File the *attachment to Voluntary Petition for Non-Individuals Filing for Bankruptcy under Chapter 11* (Official Form 201A) with this form.
- The debtor is a shell company as defined in the Securities Exchange Act of 1934 Rule 12b-2.

Chapter 12

**9. Were prior bankruptcy cases filed by or against the debtor within the last 8 years?**

- No.
- Yes.

If more than 2 cases, attach a separate list.

District	_____	When	_____	Case number	_____
District	_____	When	_____	Case number	_____

**10. Are any bankruptcy cases pending or being filed by a business partner or an affiliate of the debtor?**

- No
- Yes.

List all cases. If more than 1, attach a separate list

Debtor	_____	Relationship	_____
District	_____	When	_____
		Case number, if known	_____

Debtor **Peacock Development Co, LLC**  
Name

Case number (if known)

**11. Why is the case filed in this district?**

Check all that apply:

- Debtor has had its domicile, principal place of business, or principal assets in this district for 180 days immediately preceding the date of this petition or for a longer part of such 180 days than in any other district.
- A bankruptcy case concerning debtor's affiliate, general partner, or partnership is pending in this district.

**12. Does the debtor own or have possession of any real property or personal property that needs immediate attention?**

No

Yes. Answer below for each property that needs immediate attention. Attach additional sheets if needed.

**Why does the property need immediate attention?** (Check all that apply.)

It poses or is alleged to pose a threat of imminent and identifiable hazard to public health or safety.

What is the hazard? \_\_\_\_\_

It needs to be physically secured or protected from the weather.

It includes perishable goods or assets that could quickly deteriorate or lose value without attention (for example, livestock, seasonal goods, meat, dairy, produce, or securities-related assets or other options).

Other \_\_\_\_\_

**Where is the property?** \_\_\_\_\_

Number, Street, City, State & ZIP Code

**Is the property insured?**

No

Yes. Insurance agency \_\_\_\_\_

Contact name \_\_\_\_\_

Phone \_\_\_\_\_

**Statistical and administrative information**

**13. Debtor's estimation of available funds**

Check one:

- Funds will be available for distribution to unsecured creditors.
- After any administrative expenses are paid, no funds will be available to unsecured creditors.

**14. Estimated number of creditors**

1-49

50-99

100-199

200-999

1,000-5,000

5001-10,000

10,001-25,000

25,001-50,000

50,001-100,000

More than 100,000

**15. Estimated Assets**

\$0 - \$50,000

\$50,001 - \$100,000

\$100,001 - \$500,000

\$500,001 - \$1 million

\$1,000,001 - \$10 million

\$10,000,001 - \$50 million

\$50,000,001 - \$100 million

\$100,000,001 - \$500 million

\$500,000,001 - \$1 billion

\$1,000,000,001 - \$10 billion

\$10,000,000,001 - \$50 billion

More than \$50 billion

**16. Estimated liabilities**

\$0 - \$50,000

\$50,001 - \$100,000

\$100,001 - \$500,000

\$500,001 - \$1 million

\$1,000,001 - \$10 million

\$10,000,001 - \$50 million

\$50,000,001 - \$100 million

\$100,000,001 - \$500 million

\$500,000,001 - \$1 billion

\$1,000,000,001 - \$10 billion

\$10,000,000,001 - \$50 billion

More than \$50 billion

Debtor **Peacock Development Co, LLC**  
Name

Case number (if known)

**Request for Relief, Declaration, and Signatures**

**WARNING** -- Bankruptcy fraud is a serious crime. Making a false statement in connection with a bankruptcy case can result in fines up to \$500,000 or imprisonment for up to 20 years, or both. 18 U.S.C. §§ 152, 1341, 1519, and 3571.

**17. Declaration and signature of authorized representative of debtor**

The debtor requests relief in accordance with the chapter of title 11, United States Code, specified in this petition.

I have been authorized to file this petition on behalf of the debtor.

I have examined the information in this petition and have a reasonable belief that the information is true and correct.

I declare under penalty of perjury that the foregoing is true and correct.

Executed on **February 20, 2018**  
MM / DD / YYYY

**X /s/ Dave Peacock**  
Signature of authorized representative of debtor  
  
Title **Manager**

**Dave Peacock**  
Printed name

**18. Signature of attorney**

**X /s/ Robert Pohl**  
Signature of attorney for debtor

Date **February 20, 2018**  
MM / DD / YYYY

**Robert Pohl**  
Printed name

**Pohl, P.A.**  
Firm name

**P.O. Box 27290**  
**Greenville, SC 29616**  
Number, Street, City, State & ZIP Code

Contact phone **864-233-6294** Email address **Robert@POHLPA.com**

**80001 SC**  
Bar number and State

**Fill in this information to identify the case:**

Debtor name Peacock Development Co, LLC

United States Bankruptcy Court for the: DISTRICT OF SOUTH CAROLINA

Case number (if known): \_\_\_\_\_

Check if this is an amended filing

**Official Form 204**

**Chapter 11 or Chapter 9 Cases: List of Creditors Who Have the 20 Largest Unsecured Claims and Are Not Insiders**

12/15

A list of creditors holding the 20 largest unsecured claims must be filed in a Chapter 11 or Chapter 9 case. Include claims which the debtor disputes. Do not include claims by any person or entity who is an insider, as defined in 11 U.S.C. § 101(31). Also, do not include claims by secured creditors, unless the unsecured claim resulting from inadequate collateral value places the creditor among the holders of the 20 largest unsecured claims.

Name of creditor and complete mailing address, including zip code	Name, telephone number and email address of creditor contact	Nature of claim (for example, trade debts, bank loans, professional services, and government contracts)	Indicate if claim is contingent, unliquidated, or disputed	Amount of claim		
				Total claim, if partially secured	Deduction for value of collateral or setoff	Unsecured claim
Dave Peacock 20 Towne Drive Suite 113 Bluffton, SC 29910		Personal Loan				\$196,279.59
First South Bank 1450 John B. White Sr. Blvd. Spartanburg, SC 29306		Mortgage	Disputed			\$864,151.19
Imperial Textile Supplies, Inc. 20 Towne Drive Suite 113 Bluffton, SC 29910		Business Loan				\$75,518.36
Kenison Dudley & Crawford 704 East McBee Avenue Greenville, SC 29601		Legal Fees				\$11,210.56
Pleasant Grove Properties, Inc. 20 Towne Drive Suite 113 Bluffton, SC 29910		Business Loan				\$35,186.20
Twin City Fire Insurance Company One Hartford Plaza Hartford, CT 06155		Monthly Insurance Premium				\$266.14

**United States Bankruptcy Court  
District of South Carolina**

In re Peacock Development Co, LLC

Debtor(s)

Case No.

Chapter 11

**LIST OF EQUITY SECURITY HOLDERS**

Following is the list of the Debtor's equity security holders which is prepared in accordance with rule 1007(a)(3) for filing in this Chapter 11 Case

Name and last known address or place of business of holder	Security Class	Number of Securities	Kind of Interest
<b>Dave Peacock 20 Towne Drive Suite 113 Bluffton, SC 29910</b>	<b>Membership Interests</b>	<b>100%</b>	<b>Voting &amp; Distributional</b>

**DECLARATION UNDER PENALTY OF PERJURY ON BEHALF OF CORPORATION OR PARTNERSHIP**

I, the **Manager** of the corporation named as the debtor in this case, declare under penalty of perjury that I have read the foregoing List of Equity Security Holders and that it is true and correct to the best of my information and belief.

Date February 20, 2018

Signature /s/ Dave Peacock  
**Dave Peacock**

*Penalty for making a false statement of concealing property: Fine of up to \$500,000 or imprisonment for up to 5 years or both.  
18 U.S.C. §§ 152 and 3571.*

LOCAL OFFICIAL FORM 1007-1(b) TO SC LBR 1007-1

United States Bankruptcy Court  
District of South Carolina

In re Peacock Development Co, LLC

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Chapter

11

CERTIFICATION VERIFYING CREDITOR MATRIX

The above named debtor, or attorney for the debtor if applicable, hereby certifies pursuant to South Carolina Local Bankruptcy Rule 1007-1 that the master mailing list of creditors submitted either on computer diskette, electronically filed via CM/ECF, or conventionally filed in a typed hard copy scannable format which has been compared to, and contains identical information to, the debtor's schedules, statements and lists which are being filed at this time or as they currently exist in draft form.

Master mailing list of creditors submitted via:

- (a) \_\_\_\_\_ computer diskette
- (b) \_\_\_\_\_ scannable hard copy  
(number of sheets submitted \_\_\_\_\_)
- (c)  X  electronic version filed via CM/ECF

Date: February 20, 2018

/s/ Dave Peacock

**Dave Peacock/Manager**  
Signer/Title

Date: February 20, 2018

/s/ Robert Pohl

Signature of Attorney  
**Robert Pohl**  
**Pohl, P.A.**  
**P.O. Box 27290**  
**Greenville, SC 29616**  
**864-233-6294 Fax: 864-558-5291**

Typed/Printed Name/Address/Telephone

80001 SC

District Court I.D. Number

BEAUFORT COUNTY PROPERTY TAX COLLECTOR  
P.O. BOX 580074  
CHARLOTTE NC 28289-0074

BONNIE ALLEN LYNCH  
P.O. BOX 2048  
GREENVILLE SC 29602

DAVE PEACOCK  
20 TOWNE DRIVE  
SUITE 113  
BLUFFTON SC 29910

ELECTRICAL CONTRACTING SOLUTIONS, INC.  
P.O. BOX 2048  
GREENVILLE SC 29602

FIRST SOUTH BANK  
1450 JOHN B. WHITE SR. BLVD.  
SPARTANBURG SC 29306

IMPERIAL TEXTILE SUPPLIES, INC.  
20 TOWNE DRIVE  
SUITE 113  
BLUFFTON SC 29910

INTERNAL REVENUE SERVICE  
CENTRALIZED INSOLVENCY OPERATION  
P.O. BOX 7346  
PHILADELPHIA PA 19101-7346

JIMMY GOSNELL  
DIVERGENT ENERGY, LLC  
417 MOORES CROSSING  
LANDRUM SC 29356

JONATHAN A. GOOD  
NAI EARLE FURMAN  
101 EAST WASHINGTON STREET, SUITE 400  
GREENVILLE SC 29601

KENISON DUDLEY & CRAWFORD  
704 EAST MCBEE AVENUE  
GREENVILLE SC 29601



NAI PIEDMONT TRIAD  
500-D STATE STREET  
GREENSBORO NC 27405

PLEASANT GROVE PROPERTIES, INC.  
20 TOWNE DRIVE  
SUITE 113  
BLUFFTON SC 29910

RENTAL ONE, LLC  
20 TOWNE DRIVE  
SUITE 113  
BLUFFTON SC 29910

ROBERT THOMAS  
HAYNSWORTH SINKLER BOYD, PA  
P.O. BOX 2048  
GREENVILLE SC 29602

ROBERTS VAUX  
P.O. DRAWER 769  
BLUFFTON SC 29910

S. BROOK FOWLER  
CARTER, SMITH, MERRIAM, ROGERS & TRAXLER  
10828  
GREENVILLE SC 29603

S.C. DEPARTMENT OF EMPLOYMENT & WORKFORC  
1550 GADSDEN STREET  
P.O. BOX 8597  
COLUMBIA SC 29202

S.C. DEPARTMENT OF REVENUE AND TAXATION  
P.O. BOX 12265  
COLUMBIA SC 29211-9979

SPARTANBURG COUNTY TAX COLLECTOR  
366 NORTH CHURCH STREET  
SUITE 400  
SPARTANBURG SC 29303

TWIN CITY FIRE INSURANCE COMPANY  
ONE HARTFORD PLAZA  
HARTFORD CT 06155

UTILITY PARTNERS OF AMERICA, INC.  
7600 PELHAM ROAD  
SUITE A  
GREENVILLE SC 29615

**United States Bankruptcy Court  
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**CORPORATE OWNERSHIP STATEMENT (RULE 7007.1)**

Pursuant to Federal Rule of Bankruptcy Procedure 7007.1 and to enable the Judges to evaluate possible disqualification or recusal, the undersigned counsel for Peacock Development Co, LLC in the above captioned action, certifies that the following is a (are) corporation(s), other than the debtor or a governmental unit, that directly or indirectly own(s) 10% or more of any class of the corporation's(s') equity interests, or states that there are no entities to report under FRBP 7007.1:

None [*Check if applicable*]

February 20, 2018

Date

/s/ Robert Pohl

Robert Pohl

Signature of Attorney or Litigant

Counsel for Peacock Development Co, LLC

Pohl, P.A.

P.O. Box 27290

Greenville, SC 29616

864-233-6294 Fax:864-558-5291

Robert@POHLPA.com