	Difed State <mark>s H</mark> a orthern District			ered 1	12/19/14 1	7:13:13	Page Voluntar	1 of 59 y Petition
Name of Debtor (if individual, enter Last, First, Middle): Marcus Enterprises LLC,			Name of Jo	Name of Joint Debtor (Spouse) (Last, First, Middle):				
All Other Names Used by the Debtor in the last 8 years (include married, maiden, and trade names):				All Other Names Used by the Joint Debtor in the last 8 years (include married, maiden, and trade names):				
Last four digits of Soc. Sec. or Individual-Taxpayer I. (if more than one, state all): 55-0640076	D. (ITIN) No./Com	nplete EIN	Last four d		c. Sec. or Individual te all): 55-06400		TIN) No./Coi	mplete EIN
Street Address of Debtor (No. and Street, City, and S	tate):		Street Adda	ess of Join	nt Debtor (No. and S	Street, City, and S	state):	
741 E. Washington Street								
Charles Town, WV		25414						
County of Residence or of the Principal Place of Bus Jefferson	iness:		County of I	Residence	or of the Principal P	Place of Business	:	
Mailing Address of Debtor (if different from street ac	ldress):		Mailing Ad	dress of Jo	oint Debtor (if differ	ent from street ac	ddress):	
Location of Principal Assets of Business Debtor (if d	ifferent from street a	address above):						
T 40.14		Nature of Busine	nee		CI			.,
Type of Debtor (Form of Organization)		(Check one box.				Bankruptcy Co etition is Filed		
(Check one box.) Individual (includes Joint Debtors) See Exhibit D on page 2 of this form. Corporation (includes LLC and LLP) Partnership Other (If debtor is not one of the above entities, check this box and state type of entity below.)	☐ Single Ass	y Broker	fined in		Chapter 7 Chapter 9 Chapter 11 Chapter 12 Chapter 13	Recognition Main Proc Chapter 15 Recognition	5 Petition for on of a Foreig ceeding 5 Petition for on of a Foreig Proceeding	
check this box and state type of chirty below.)	Other					Nature of		
Chapter 15 Debtors		Tax-Exempt Ent	-	\dashv \Box	Debts are primari debts, defined in		_	re primarily s debts.
Country of debtor's center of main interests: Each country in which a foreign proceeding by, regarding, or against debtor is pending:	Debtor is a under Title	(Check box, if applicab Debtor is a tax-exempt organizat under Title 26 of the United Stat Code (the Internal Revenue Code)			s 101(8) as incured by an individual primarily for a personal, family, or house-			
Filing Fee (Check one box	i)		Check on	Chapter 11 Debtors Check one box:				
 ⊠ Full Filing Fee attached Filing Fee to be paid in installments (Applicable Must attach signed application for the court's counable to pay fee except in installments. Rule 10 Filing Fee waiver requested (Applicable to chap signed application for the court's consideration. 	nsideration certifyin 006(b). See Official oter 7 individuals on	g that the debtor is Form 3A. ly). Must attach	Debti Check if: Debti insic on 4 - Check all	or is a sma or is not a or's aggreg lers or affil /01/16 and 	all business debtor a small business debt gate noncontingent lilitates) are less than a levery three years the boxes: filed with this petitic the plan were solicitated accordance with 11	or as defined in I	excluding debtunt subject to	ol(51D) is owned to adjustment
Statistical/Administrative Information Debtor estimates that funds will be available for Debtor estimates that, after any exempt proper expenses paid, there will be no funds available.	ty is excluded and a	dministrative						THIS SPACE IS FOR COURT USE ONLY
Estimated Number of Creditors]		001- 000	25,001- 50,000	50,001- 100,000	Over 100,000	
Estimated Assets So to \$50,001 to \$100,001 to \$50,000 \$100,000	to \$1 to		50 to 3	0,000,001 \$100 llion	\$100,000,001 to \$500 million	\$500,000,001 to \$1 billion	More than \$1 billion	
Estimated Liabilities	to \$1 to		50 to 3	0,000,001 \$100 llion	\$100,000,001 to \$500 million	\$500,000,001 to \$1 billion	More than \$1 billion	

B1 (Official Form 1) (04/13) Page 2

Volunta Metics 14-bk-01362 Doc 1 Filed 12/19/2 (This page must be completed and filed in every case)	Aame dEpptore (Mr2/10/11/4s	4 7:13:13 Page 2 of 59			
All Prior Bankruptcy Case Filed Within La	st 8 Years (If more than two, attach additi	ional sheet.)			
Location None Where Filed:	Case Number:	Date Filed:			
Location Where Filed:	Case Number:	Date Filed:			
Pending Bankruptcy Case Filed by any Spouse, Partner or	Affiliate of this Debtor (If more than one	e, attach additional sheet.)			
Name of Debtor:	Case Number:	Date Filed:			
District:	Relationship:	Judge:			
Exhibit A (To be completed if debtor is required to file periodic reports (e.g., forms 10K and 10Q) with the Securities and Exchange Commission pursuant to Section 13 or 15(d) of the Securities Exchange Act of 1934 and is requesting relief under chapter 11.) I the attorney for the petitioner named in the foregoing petition, declare that I have informed the petitioner that [he or she] may proceed under chapter 7, 11, 12, or 13 of title 11, United States Code, and have explained the relief available under each such chapter. I further certify that I delivered to the debtor the notice required by 11 U.S.C. § 342(b). X /s/ John F Wiley 19 Dec 2014					
		Date			
Does the debtor own or have possession of any property that posses or is alleged to pose a Yes, and Exhibit C is attached and made a part of this petition. No	Exhibit D complete and attach a separate Exhibit D.) tition.	public health or safety?			
	arding the Debtor - Venue				
_	ny applicable box.)				
 ☑ Debtor has been domiciled or has had a residence, principal place of business, preceding the date of this petition or for a longer part of such 180 days than in ☐ There is a bankruptcy case concerning debtor's affiliate, general partner, or part 	any other District.	ys immediately			
☐ Debtor is a debtor in a foreign proceeding and has its principal place of busines or has no principal place of business or assets in the United States but is a defet this District, or the interests of the parties will be served in regard to the relief	endant in an action or proceeding [in a federa				
Contification by a Dakton Wha D	orides as a Tought of Desidential Duenoute				
Certification by a Debtor Who Resides as a Tenant of Residential Property (Check all applicable boxes.) Landlord has a judgment against the debtor for possession of debtor's residence. (If box checked, complete the following.) (Name of landlord that obtained judgment)					
(A	address of landlord)				
□ Debtor claims that under applicable nonbankruptcy law, there are circumstance entire monetary default that gave rise to the judgment for possession, after the □ Debtor has included in this petition the deposit with the court of any rent that filing of the petition. □ Debtor certifies that he/she has served the Landlord with this certification. (11)	judgement for possession was entered, and would become due during the 30-day period				
_	v/				

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Doc 1

Volunta Nectita in 14-bk-01362

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(This page must be completed and filed in every case) **Signatures** Signature of a Foreign Representative Signature(s) of Debtor(s) (Individual/Joint) I declare under penalty of perjury that the information provided in this petition I declare under penalty of perjury that the information provided in this petition is true and correct is true and correct, that I am the foreign representative of a debtor in a foreign [If petitioner is an individual whose debts are primarily consumer debts and has proceeding, and that I am authorized to file this petition. chosen to file under Chapter 7] I am aware that I may proceed under chapter 7, 11, 12 or 13 of title 11, United States Code, understand the relief available under (Check only one box.) each such chapter, and choose to proceed under chapter 7. ☐ I request relief in accordance with chapter 15 of title 11, United States [If no attorney represents me and no bankruptcy petition preparer signs the Code. Certified copies of the documents required by $\S~1515$ of title 11 are petition] I have obtained and read the notice required by § 342(b) of the attached. Bankruptcy Code. Pursuant to § 1511 of title 11, United States Code, I request relief in accordance I request relief in accordance with the chapter of title 11, United States Code, with the chapter of title 11 specified in this petition. A certified copy of the specified in this petition. order granting recognition of the foreign main proceeding is attached. Signature of Debtor (Signature of Foreign Representative) Signature of Joint Debtor (Printed Name of Foreign Representative) Telephone Number (If not represented by attorney) Date Date Signature of Attorney* Signature of Non-Attorney Bankruptcy Petition Preparer I declare under penalty of perjury that: (1) I am a bankruptcy petition preparer X /s/ John F. Wiley as defined in 11 U.S.C. 110; (2) I prepared this document for compensation Signature of Attorney and have provided the debtor with a copy of this document and the notice and John F. Wiley WVB# 4039 information required under 11 U.S.C. 110(b), 110(h), and 342(b); and, (3) if Printed Name of Attorney for Debtor(s) rules or guidelines have been promulgated pursuant to 11 U.S.C. 110(h) setting J. Frederick Wiley PLLC a maximum fee for services chargeable by bankruptcy petition preparers, I have Firm Name given the debtor notice of the maximum amount before preparing any document for filing for a debtor or accepting any fee from the debtor, as required in that 180 Chancery Row section Official Form 19B is attached Address Morgantown WV 26505 Printed Name and title, if any, of Bankruptcy Petition Preparer 304.906.7929 Social Security number (If the bankruptcy petition preparer is not an individual, Telephone Number state the Social Security number of the officer, principal, responsible person or partner of the bankruptcy petition preparer.)(Required by 11 U.S.C. § 110.) 19 December 2014 * In a case in which § 707(b)(4)(D) applies, this signature also constitutes a Address certification that the attorney has no knowledge after an inquiry that the information in the schedules is incorrect. Signature of Debtor (Corporation/Partnership) I declare under penalty of perjury that the information provided in this petition is true and correct, and that I have been authorized to file this petition on behalf of the debtor. Date The debtor requests relief in accordance with the chapter of title 11, Signature of Bankruptcy Petition Preparer or officer, principal, responsible United States Code, specified in this petition. person, or partner whose social security number is provided above. Names and Social Security numbers of all other individuals who /s/ Ronald E. Marcus, Managing Member prepared or assisted in preparing this document unless the bankruptcy petition: Signature of Authorized Individual preparer is not an individual. Ronald E. Marcus Printed Name of Authorized Individual If more than one person prepared this document, attach additional sheets conforming to the appropriate official form for each person. Managing Member, Marcus Enterprises LLC Title of Authorized Individual A bankruptcy petition preparer's failure to comply with the provisions of title 11 and the Federal Rules of Bankruptcy Procedure may result 19 December 2014 in fines or imprisionment or both 11 U.S.C. § 110; 18 U.S.C. § 156. Date

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[If debtor is required to file periodic reports (e.g., forms 10K and 10Q) with the Securities and Exchange Commission pursuant to Section 13 or 15(d) of the Securities Exchange Act of 1934 and is requesting relief under chapter 11 of the Bankruptcy Code, this Exhibit "A" shall be completed and attached to the petition.]

EXHIBIT "A" TO VOLUNTARY PETITION

1.	If any of the debtor's securities are regithe SEC file number is .	stered under Section 12 o	f the Securities Exchange Act of	of 1934,
2.	The following financial data is the later on .	st available information a	nd refers to the debtor's condition	ion
a.	Total assets		\$	
b.	Total debts (including debts listed in 2.	.c., below)	\$	
c.	Debt securities held by more than 500	holders.		Approximate number of holders
	☐ Secured ☐ Unsecured	☐ Subordinated	\$	
	☐ Secured ☐ Unsecured	☐ Subordinated	\$ \$	<u> </u>
	☐ Secured ☐ Unsecured	☐ Subordinated	\$	
	Secured Unsecured	Subordinated	\$	
	☐ Secured ☐ Unsecured	Subordinated	\$	
d.	Number of shares of prefered stock			
e.	Number of shares of common stock			
	Comments, if any:			
	NO REQUIREMENT TO	O FILE UNDER A		
3.	Brief description of debtor's business:			
4. n	List the names of any person who dire more of the voting securities of debtor:	ctly or indirectly owns, co	ntrols, or holds, with power to	vote, 5% or

[If, to the best of the debtor's knowledge, the debtor owns or has possession of property that poses or is alleged to pose a threat of imminent and identifiable harm to the public health or safety, attach this Exhibit "C" to the petition.]

EXHIBIT "C" TO VOLUNTARY PETITION

1. Identify and briefly describe all real or personal property owned by or in possessic the debtor that, to the best of the debtor's knowledge, poses or is alleged to pose a thrimminent and identifiable harm to the public health or safety (attach additional sheet necessary):	reat of
None	
2. With respect to each parcel of real property or item of personal property identified question 1, describe the nature and location of the dangerous condition, whether envi or otherwise, that poses or is alleged to pose a threat of imminent and identifiable has public health or safety (attach additional sheets if necessary):	ronmental

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UNITED STATES BANKRUPTCY COURT

Northern District of West Virginia

In Re:	Marcus Enterprises LLC	Case No.	
	Debtor		(if known)

EXHIBIT D - INDIVIDUAL DEBTOR'S STATEMENT OF COMPLIANCE WITH CREDIT COUNSELING REQUIREMENT

Warning: You must be able to check truthfully one of the five statements regarding credit counseling listed below. If you cannot do so, you are not eligible to file a bankruptcy case, and the court can dismiss any case you do file. If that happens, you will lose whatever filing fee you paid, and your creditors will be able to resume collection activities against you. If your case is dismissed and you file another bankruptcy case later, you may be required to pay a second filing fee and you may have to take extra steps to stop creditors' collection activities.

Every individual debtor must file this Exhibit D. If a joint petition is filed, each spouse must complete and file a separate Exhibit D. Check one of the five statements below and attach any documents as directed. 1. Within the 180 days before the filing of my bankruptcy case, I received a briefing from a credit counseling agency approved by the United States trustee or bankruptcy administrator that outlined the opportunities for available credit counseling and assisted me in performing a related budget analysis, and I have a certificate from the agency describing the services provided to me. Attach a copy of the certificate and a copy of any debt repayment plan developed through the agency. 2. Within the 180 days before the filing of my bankruptcy case, I received a briefing from a credit counseling agency approved by the United States trustee or bankruptcy administrator that outlined the opportunities for available credit counseling and assisted me in performing a related budget analysis, but I do not have a certificate from the agency describing the services provided to me. You must file a copy of a certificate from the agency describing the services provided to you and a copy of any debt repayment plan developed through the agency no later than 14 days after your bankruptcy case is filed.

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unable to following	obtain the exigent cir	services de reumstance	uring the five days fr es merit a temporary	services from an approved agency com the time I made my request, and waiver of the credit counseling requestigent circumstances here.]	l the
counselin promptly copy of a requirem can be gr be dismis	g briefing file a cert ny debt m ents may r anted only sed if the	within the ificate fro anagement result in directly for cause court is no	e first 30 after you f m the agency that p it plan developed th ismissal of your cas e and is limited to a	court, you must still obtain the credile your bankruptcy petition and provided the counseling, together varough the agency. Failure to fulfill e. Any extension of the 30-day dea maximum of 15 days. Your case nur reasons for filing your bankruptng.	with a I these ndline nay also
				seling briefing because of: [Check the motion for determination by the countries of the cou	
	illness or	mental de		§ 109(h)(4) as impaired by reason of incapable of realizing and making raphsibilities.);	
	extent of	being una		§ 109(h)(4) as physically impaired to effort, to participate in a credit coupugh the Internet.);	
	☐ Act	ive militar	y duty in a military o	combat zone.	
				dministrator has determined that the not apply in this district.	e credit
I certify to correct.	under pen	alty of per	jury that the inform	nation provided above is true and	
Signature	of Debtor	Ronald	E Marcus Manager		
Date:	December				

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UNITED STATES BANKRUPTCY COURT

Northern District of West Virginia

In Re:	Marcus Enterprises LLC	Case No.		
	Debtor		(if known)	
		Chapter	11	

SUMMARY OF SCHEDULES

Indicate as to each schedule whether that schedule is attached and state the number of pages in each. Report the totals from Schedules A, B, D, E, F, I, and J in the boxes provided. Add the amounts from Schedules A and B to determine the total amount of the debtor's assets. Add the amounts of all claims from Schedules D, E, and F to determine the total amount of the debtor's liabilities. Individual debtors must also complete the "Statistical Summary of Certain Liabilities and Related Data" if they file a case under chapter 7, 11, or 13.

NAME OF SCHEDULE	ATTACHED (YES/NO)	NO. OF SHEETS	ASSETS	LIABILITIES	OTHER
A - Real Property	Yes	1	0.00		
B - Personal Property	Yes	5	0.00		
C - Property Claimed as Exempt	Yes	1			
D - Creditors Holding Secured Claims	Yes	1		\$6,889,259.14	
E - Creditors Holding Unsecured Priority Claims	Yes	2		0.00	
F - Creditors Holding Unsecured Nonpriority Claims	Yes	1		\$100,109.82	
G - Executory Contracts and Unexpired Leases	Yes	1			
H - Codebtors	Yes	1			
I - Current Income of Individual Debtor(s)	Yes	1			0.00
J - Current Expenditures of Individual Debtor(s)	Yes	1			20,866.00
	TOTAL	15	0.00	\$6989368.96	

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UNITED STATES BANKRUPTCY COURT

Northern District of West Virginia

ın ke:	Marcus Enterprises LLC	Case No.		
	Debtor		(if known)	
		Chapter	11	
	STATISTICAL SUMMARY OF CERTAIN	LIABILITIES AND REL	ATED DATA (28 U.S.C. § 159)	
	you are an individual debtor whose debts are primarily consumer deb, filing a case under chapter 7, 11 or 13, you must report all informat		uptcy Code (11 U.S.C.	

Check this box if you are an individual debtor whose debts are NOT primarily consumer debts. You are not required to report any

This information is for statistical purposes only under 28 U.S.C. \S 159.

Summarize the following types of liabilities, as reported in the Schedules, and total them.

Type of Liability	Amount
Domestic Support Obligations (from Schedule E)	
Taxes and Certain Other Debts Owed to Governmental Units (from Schedule E)(whether disputed or undisputed)	
Claims for Death or Personal Injury While Debtor Was Intoxicated (from Schedule E)(whether disputedor undisputed)	
Student Loan Obligations (from Schedule F)	
Domestic Support, Separation Agreement, and Divorce Decree Obligations Not Reported on Schedule E	
Obligations to Pension or Profit-Sharing, and Other Similar Obligations (from Schedule F)	
TOTAL	

State the following:

Average Income (from Schedule I, Line 12)	0.00
Average Expenses (from Schedule J, Line 22)	20,866.00
Current Monthly Income (from Form 22A Line 12; OR, Form	
22B Line 11; OR, Form 22C Line 20)	0.00

State the following:

1. Total from Schedule D, "UNSECURED PORTION, IF ANY" COLUMN		\$1,889,685.84
2. Total from Schedule E, "AMOUNT ENTITLED TO PRIORITY" column.	\$241,687.92	
3. Total from Schedule E, "AMOUNT NOT ENTITLED TO PRIORITY, IF ANY" column.		\$45,546.00
4. Total from Schedule F		\$100,109.82
5. Total of non-priority unsecured debt (sum of 1, 3, and 4)		\$2035341.66

n Re: Marcus Enterprises LLC

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SCHEDULE A - REAL PROPERTY

Except as directed below, list all real property in which the debtor has any legal, equitable, or future interest, including all property owned as a cotenant, community property, or in which the debtor has a life estate. Include any property in which the debtor holds rights and powers exercisable for the debtor's own benefit. If the debtor is married, state whether husband, wife, or both own the property by placing an "H", "W", "J", or "C" in the column labeled "Husband, Wife, Joint or Community". If the debtor holds no interest in real property, write "None" under "Description and Location of Property".

Do not include interests in executory contracts and unexpired leases on this schedule. List them in Schedule G - Executory Contracts and Unexpired Leases.

If an entity claims to have a lien or hold a secured interest in any property, state the amount of the secured claim. See Schedule D. If no entity claims to hold a secured interest in the property, write "None" in the column labeled "Amount of Secured Claim".

If the debtor is an individual or if a joint petition is filed, state the amount of any exemption claimed in the property only in Schedule C - Property Claimed as Exempt.

Description and Location of Property	Nature of Debtor's Interest in Property	Husband, Wife, Joint, or Community	Current Value of Debtor's Interest in Property Without Deducting Any Secured Claim or Exemption	Amount of Secured Claim
80 lots, more or less, Briar Run, Jefferson County, West Virginia	Fee simple		\$2,000,000.00	\$2,732,082.51
Commercial site, Briar Run, Jefferson County, West Virginia	Fee simple		\$500,000.00	\$375,104.25
48 lots, more or less, Marcus Enterprises Fox Glen Lots, Jefferson County, West Virginia	Fee simple		\$750,000.00	\$423,608.47
Energy Fitness Gym Property, beside Turf Motel, Jefferson County, West Virginia	Fee simple		\$400,000	\$726,967.03

Case No.

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SCHEDULE B - PERSONAL PROPERTY

Except as directed below, list all personal property of the debtor of whatever kind. If the debtor has no property in one or more of the categories, place an "X" in the appropriate position in the column labeled "None". If additional space is needed in any category, attach a separate sheet properly identified with the same case name, case number, and the number of the category. If the debtor is married, state whether husband, wife, or both own the property by placing an "H", "W", "J", or "C" in the column labeled "Husband, Wife, Joint or Community". If the debtor is an individual or a joint petition is filed, state the amount of any exemptions claimed only in Schedule C - Property Claimed as Exempt.

Do not list interests in executory contracts and unexpired leases on this schedule. List them in Schedule G - Executory Contracts and Unexpired Leases.

If the property is being held for the debtor by someone else, state the person's name and address under "Description and Location of Property". If the property is being held for a minor child, simply state the child's initials and the name and address of the child's parent or guardian, such as "A.B., a minor child, by John Doe, guardian." Do not disclose the child's name. See, 11 U.S.C. § 112 and Fed. R. Bankr. P. 1007(m).

A.B., a minor chird, by John Doc, guardian. Do not disci	-	integration good, in cligicity into real to paint.		
Type of Property	None	Description and Location of Property	Husband, Wife, Joint, or Community	Current Value of Debtor's Interest in Property Without Deducting Any Secured Claim or Exemption
1. Cash on hand.	X			
		Bank of Charles Town 111 E. Washington St. Charles Town WV 25414 ***8108		\$2747.01
		BB&T 301 S Mildred St Ranson WV 25438 ***4967 ACCT LOCKED BY BB&T - Debtor has no access		\$33,021.32
		BB&T 301 S Mildred St Ranson WV 25438 ***4671 checking		\$1029.55
				400 470 00

Total \$39,170.90

No. 3.14 BK 01302 pengor 1		-2/13/14 Emerca 12/13/14 17:1	(-	1 1110 1111/2
Type of Property	None	Description and Location of Property	Husband, Wife, Joint, or Community	Current Value of Debtor's Interest in Property Without Deducting Any Secured Claim or Exemption
		Jefferson Security Bank PO Box 35 Shepherdstown WV 25443 ***544 checking		\$544.61
		MVB Bank, 88 Somerset Blvd Charles Town WV 25414 **607 checking		\$75.41
2. Checking, savings or other financial accounts, CD's, or shares in banks, savings and loan, thrift, building and loan, and homestead associations, or credit unions, brokerage houses or cooperatives.		MVB Bank, 88 Somerset Blvd Charles Town WV 25414 **347 savings		\$1753.00
3. Security deposits with public utilities, telephone companies, landlords, and others.	X			
4. Household goods and furnishings, including audio, video, and computer equipment.	X			
5. Books, pictures and other art objects, antiques, stamp, coin, record, tape, compact disc, and other collections or collectibles.	X			
6. Wearing apparel.	X			
7. Furs and jewelry.	X			

				KIIGWIP - C. CC
Type of Property	None	Description and Location of Property	Husband, Wife, Joint, or Community	Current Value of Debtor's Interest in Property Without Deducting Any Secured Claim or Exemption
8. Firearms and sports, photographic, and other hobby equipment.	X			
9. Interests in insurance policies. Name insurance company of each policy and itemize surrender or refund value of each.	X			
10. Annuities. Itemize and name each issuer.	X			
11. Interests in an education IRA as defined in 26 U.S.C. § 530(b)(1) or under a qualified State tuition plan as defined in 26 U.S.C. § 529(b)(1). Give particulars.	X			
12. Interest in IRA, ERISA, Keogh, or other pension or profit sharing plans. Give particulars.	X			
13. Stock and interests in incorporated and unincorporated businesses. Itemize.	X			
14. Interests in partnerships or joint ventures. Itemize.	X			
15. Government and corporate bonds and other negotiable and non-negotiable instruments.	X			

140. O.14 BR O1002 Debtor 1	iicu i		(2.	Knownyc 14 01 00
Type of Property	None	Description and Location of Property	Husband, Wife, Joint, or Community	Current Value of Debtor's Interest in Property Without Deducting Any Secured Claim or Exemption
16. Accounts receivable.	X			
17. Alimony, maintenance, support, and	X			
property settlements to which the debtor is or may be entitled. Give particulars.	Λ			
18. Other liquidated debts owing debtor including tax refunds. Give particulars.	X			
19. Equitable or future interest, life estates, and rights or powers exercisable for the benefit of the debtor other than those listed in Schedule A - Real Property.	X			
20. Contingent and noncontingent interests in real estate of a decendent, death benefit plan, life insurance policy, or trust.	X			
21. Other contingent or unliquidated claims of every nature, including tax refunds, counterclaims of the debtor, and rights to setoff claims. Give estimated value of each.	X			
22. Patents, copyrights, and other intellectual property. Give particulars.	X			
23. Licenses, franchises, and other general intangibles. Give particulars.	X			

No. 3.14 BK 01302 pentor 1				
Type of Property	None	Description and Location of Property	Husband, Wife, Joint, or Community	Current Value of Debtor's Interest in Property Without Deducting Any Secured Claim or Exemption
24. Customer lists or other compilations containing personally identifiable information provided to the debtor by individuals in connection with obtaining a product or service from the debtor primarily for personal, family, or household purposes.	X			
25. Automobiles, trucks, trailers, and other vehicles and accessories.	X			
26. Boats, motors, and accessories.	X			
27. Aircraft and accessories.	X			
28. Office equipment, furnishings, and supplies.	X			
29. Machinery, fixtures, equipment, and supplies used in business.	X			
30. Inventory.	X			
31. Animals.	X			

Debtor claims the exemptions to which debtor is entitled under:

SCHEDULE C - PROPERTY CLAIMED AS EXEMPT

Debtor claims the exemptions to which debtor is entitled under (Check one box)		ck if debtor claims a homestead ex ,675.*	emption that exceeds
11 U.S.C. § 522(b)(2) 11 U.S.C. § 522(b)(3)			
Description of Property	Specify Law Providing Each Exemption	Value of Claimed Exemption	Current Value of Property Without Deducting Exemption

Case No.

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Schedules.)

Summary of Certain Liabilities and Related

Data.)

SCHEDULE D - CREDITORS HOLDING SECURED CLAIMS

State the name, mailing address, including zip code, and last four digits of any account number of all entities holding claims secured by property of the debtor as of the date of the filing of the petition. The complete account number of any account the debtor has with the creditor is useful to the trustee and the creditor and may be provided if the debtor chooses to do so. List creditors holding all types of secured interests such as judgment liens, garnishments, statutory liens, mortgages, deeds of trust, and other security interests.

List creditors in alphabetical order to the extent practicable. If a minor child is a creditor, state the child's initials and the name and address of the child's parent or guardian, such as "A.B., a minor child, by John Doe, guardian." Do not disclose the child's name. See, 11 U.S.C. § 112 and Fed. R. Bankr. P. 1007(m). If all secured creditors will not fit on this page, use the continuation sheet provided.

If any entity other than a spouse in a joint case may be jointly liable on a claim, place an "X" in the column labeled "Codebtor", include the entity on the appropriate schedule of creditors, and complete Schedule H - Codebtors. If a joint petition is filed, state whether husband, wife, both of them, or the marital community may be liable on each claim by placing an "H", "W", "J", or "C" in the column labeled "Husband, Wife, Joint, or Community".

If the claim is contingent, place an "X" in the column labeled "Contingent". If the claim is unliquidated, place an "X" in the column labeled "Unliquidated." If the claim is disputed, place an "X" in the column labeled "Disputed". (You may need to place an "X" in more than one of these three columns.)

Total the columns labeled "Amount of Claim Without Deducting Value of Collateral" and "Unsecured Portion, if Any" in the boxes labeled "Total(s)" on the last sheet of the completed schedule. Report the total from the column labeled "Amount of Claim Without Deducting Value of Collateral" also on the Summary of Schedules and, if the debtor is an individual with primarily consumer debts, report the total from the column labeled "Unsecured Portion, if Any" on the Statistical Summary of Certain Liabilities and Related Data.

Check this box if debtor has no creditors holding secured claims to report on this Schedule D. Joint, Husband, Wife, or Community Unliquidated Date Claim was Incurred, Amount of Nature of Lien, and Description Claim Without Creditor's Name and Mailing Address Unsecured and Value of Property Deducting Subject to Lien Value of Collateral Portion, If Any Including Zip Code Account Number: Deed of Trust on 80 lots, more \$2,732,082.51 \$732,082.51 or less, Briar Run, Jefferson MVB Bank, County, West Virginia 88 Somerset Blvd Charles Town WV 25414 VALUE \$ 2,000,000.00 Account Number: Deed of Trust on Commercial \$375,104.25 \$0.00 site, Briar Run, Jefferson MVB Bank. County, West Virginia 88 Somerset Blvd Charles Town WV 25414 500,000.00 VALUE \$ Account Number: \$0.00 Deed of Trust on 48 lots, more \$423,608.47 or less, Marcus Enterprises Fox MVB Bank, Glen Lots, Jefferson County, 88 Somerset Blvd West Virginia Charles Town WV 25414 VALUE \$ 750,000.00 Subtotal \$3,530,795.23 \$732,082.51 (Total of this page) Total (Use only on last page) (If applicable, report (Report also on Summary of also on Statistical

In Re:

Marcus Enterprises LLC

Case No.

Filed 12/19/14 Entered 12/19/14 17:13:14 kn Rage 18 of 59 No. 3:14-bk-01362_{Deb}Doc 1

NO. 3.14-DK-U1302Debkがして1	П	ieu 1	12/19/14 Entered 12/1	L9/.	14.	Ι,	.13.1@knowaye 1	0 01 59
Creditor's Name and Mailing Address Including Zip Code	Codebtor	Husband, Wife, Joint, or Community	Date Claim was Incurred, Nature of Lien, and Description and Value of Property Subject to Lien	Contingent	Unliquidated	Disputed	Amount of Claim Without Deducting Value of Collateral	Unsecured Portion, If Any
Account Number: Jefferson Security Bank PO Box 35 Shepherdstown WV 25443			Deed of Trust on Energy Fitness Gym Property, beside Turf Motel, Jefferson County, West Virginia				\$726,967.03	\$376,967.03
			VALUE \$ 400,000.00					
Account Number: 5161664 - 679 City National Bank of West Virginia PO Box 7220 Cross Lanes WV 25356			Deed of Trust on 13 Townhomes, Briar Run, Jefferson County, West Virginia				\$2,340,636.32	\$780,636.30
			VALUE \$ 1,560,000.00					
Account Number: 0598994895 Nationstar PO Box 650783 Dallas TX 75265-0783			Deed of Trust, 2 homes lots, Briar Run, Jefferson County, West Virginia				\$40,860.56	\$0.00
			VALUE \$ 160,000	1				
Account Number: Neal K. Snyder 72 Christopher Court Charles Town WV 25414	_		Judgment in Jefferson County Circuit Court #08-C-289 encumbering Palm Beach County, Florida House VALUE \$ 300,000				\$250,000.00	\$0.00
Account Number:			11202 \$ 000,000					
A count Number			VALUE \$					
Account Number:			VALUE ¢					
Account Number:			VALUE \$	-				
	<u> </u>		VALUE \$	<u> </u>	Subto	otal		
Total (Use only on last page) \$3,358,463.91 \$1,157,603.33 \$(Use only on last page) \$6,465,650.67 \$1,889,685.84								
(Use only on last page) ϕ , $(0.5,0.50.0)$ ϕ 1,00.5,00.5.0								

(Report also on Summary of Schedules.)

(If applicable, report also on Statistical Summary of Certain Liabilities and Related Data.)

Marcus Enterprises LLC

No. 3:14-bk-01362_{Deb}Doc 1

Case No.

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SCHEDULE E - CREDITORS HOLDING UNSECURED PRIORITY CLAIMS

A complete list of claims entitled to priority, listed separately by type of priority, is to be set forth on the sheets provided. Only holders of unsecured claims entitled to priority should be listed in this schedule. In the boxes provided on the attached sheets, state the name, mailing address, including zip code, and last four digits of the account number, if any, of all entitires holding priority claims against the debtor or the property of the debtor, as of the date of the filing of this petition. Use a separate continuation sheet for each type of priority and label each with the type of priority.

The complete account number of any account the debtor has with the creditor is useful to the trustee and the creditor and may be provided if the debtor chooses to do so. If a minor child is a creditor, state the child's initials and the name and address of the child's parent or guardian, such as "A.B., a minor child, by John Doe, guardian." Do not disclose the child's name. See, 11 U.S.C. § 112 and Fed. R. Bankr. P. 1007(m).

If any entity other than a spouse in a joint case may be jointly liable on a claim, place an "X" in the column labeled "Codebtor", include the entity on the appropriate schedule of creditors, and complete Schedule H-Codebtors. If a joint petition is filed, state whether husband, wife, both of them, or the marital community may be liable on each claim by placing an "H", "W", "J", or "C" in the column labeled "Husband, Wife, Joint, or Community." If the claim is contingent, place an "X" in the column labeled "Contingent". If the claim is unliquidated, place an "X" in the column labeled "Unliquidated". If the claim is disputed, place an "X" in the column labeled "Disputed". (You may need to place an "X" in more than one of these three columns.)

Report the total of claims listed on each sheet in the box labeled "Subtotals" on each sheet. Report the total of all claims listed on this Schedule E in the box labeled "Total" on the last sheet of the completed schedule. Report this total also on the Summary of Schedules.

Report the total of amounts entitled to priority listed on each sheet in the box labeled "Subtotals" on each sheet. Report the total of all amounts entitled to priority listed on this Schedule E in the box labeled "Totals" on the last sheet of the completed schedule. Individual debtors with primarily consumer debts who file a case under chapter 7 or 13 report this total also on the Statistical Summary of Certain Liabilities and Related Data.

Report the total of amounts not entitled to priority listed on each sheet in the box labeled "Subtotals" on each sheet. Report the total of all amounts not entitled to priority listed on this Schedule E in the box labeled "Totals" on the last sheet of the completed schedule. Individual debtors with primarily conusmer debts who file a case under chapter 7 report this total also on the Statistical Summary of Certain Liabilities and Related Data. Check this box if debtor has no creditors holding unsecured priority claims to report on this Schedule E. TYPES OF PRIORITY CLAIMS (Check the appropriate box(es) below if claims in that category are listed on the attached sheets) **Domestic Support Obligations** Claims for domestic support that are owed to or recoverable by a spouse, former spouse, or child of the debtor, or the parent, legal guardian, or responsible relative of such a child, or a governmental unit to whom such a domestic support claim has been assigned to the extent provided in 11 U.S.C. § 507(a)(1). Extensions of credit in an involuntary case Claims arising in the ordinary course of the debtor's business or financial affairs after the commencement of the case but before the earlier of the appointment of a trustee or the order for relief. 11 U.S.C. § 507(a)(3). Wages, salaries, and commissions Wages, salaries, and commissions, including vacation, severance, and sick leave pay owing to employees and commissions owing to qualifying independent sales representatives up to \$12,475* per person earned within 180 days immediately preceding the filing of the original petition, or the cessation of business, whichever occured first, to the extend provided in 11 U.S.C. § 507(a)(4).

☐ Contributions to employee benefit plans

Money owed to employee benefit plans for services rendered within 180 days immediately preceding the filing of the original petition, or the cessation of business, whichever occurred first, to the extent provided in 11 U.S.C. § 507(a)(5).

Case No. Marcus Enterprises LLC Filed 12/19/14 Entered 12/19/14 17:13:1(3) kn Rage 20 of 59 No. 3:14-bk-01362_{Deb}Doc 1 ☐ Certain farmers and fishermen Claims of certain farmers and fishermen, up to \$6,150* per farmer of fisherman, against the debtor, as provided in 11 U.S.C. § 507(a)(6). ☐ Deposits by individuals Claims of individuals up to \$2,775* deposits for the purchase, lease, or rental of property or services for personal, family, or household use, that were not delivered or provided. 11 U.S.C. § 507(a)(7). **☐** Taxes and Certain Other Debts Owed to Governmental Units Taxes, customs duties, and penalties owing to federal, state, and local governmental units as set forth in 11 U.S.C. § 507(a)(8). Commitments to Maintain the Capital of an Insured Depository Institution Claims based on commitments to the FDIC, RTR, Director of the Office of Thrift Supervision, Comptroller of the Currency, or Board of Governors of the Federal Reserve System, or their predecessors or successors, to maintain the capital of an insured depository institution. 11 U.S.C. § 507(a)(9). ☐ Claims for Death or Personal Injury While Debtor Was Intoxicated Claims for death or personal injury resulting from the operation of a motor vehicle or vessel while the debtor was intoxicated from using alcohol, a drug, or another substance. 11 U.S.C. § 507(a)(10). * Amounts are subject to adjustment on 04/01/16, and every three years thereafter with respect to cases commenced on or after the date of adjustment.

⁰ continuation sheets attached

Sheet no. $\underline{1}$ of $\underline{1}$ continuation sheets attached to

Schedule of Creditors Holding Unsecured Priority Claims

No. 3:14-bk-01362_{Deb}Doc 1

Marcus Enterprises LLC Case No.

-01362_{Deb} ← Compare Case N Type of Priority Husband, Wife, Joint, or Community Unliquidated Amount Amount Not Contingent Date Claim was Incurred, Entitled Entitled to Disputed Creditor's Name and Mailing Address **Total Amount** and Consideration for to Priority Priority, If Including Zip Code of Claim Claim Any X X \$0.00 Account Number: 2024-5512 12/05/2104 on Sleepy \$58,263.84 \$58,263.84 Hollow Partnership, State Tax Dept, Compliance Div. subsidiary company, pass 397 Mid-Atlantic Pkwy Suite 2 through entity Martinsburg WV 25401 Account Number: Bond obligation \$45,546..72 \$0.00 \$45,546..72 County Commission of Jefferson County 112 E. Washington St. Charles Town WV 25414 Account Number: Past Due Real Estate Taxes \$179,784.08 \$179,784.08 \$0.00 Sheriff of Jefferson County, WV (all/various real estate) 112 E. Washington St. Charles Town WV 25414 \$0.00 Account Number: Delinquent Land Sales \$3,640.00 \$3,640.00 Hon. Glen Gainer, Auditor County Coll. Division 1900 Kanawha Blvd. East Bld 1, Room W-114 Charleston WV 25305 Account Number: Account Number: Subtotal \$287,233.92 \$241,687.92 \$45,546.00 (Total of this page) Total \$287,233.92 (Use only on last page of the completed Schedule E. Report also on the Summary of Schedules.) Totals \$241,687.92 \$45,546.00 (Use only on last page of the completed Schedule E. If applicable, report also on

the Statistical Summary of Certain

Liabilities and Related Data.)

Check this box if debtor has no creditors holding unsecured nonpriority claims to report on this Schedule F.

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SCHEDULE F - CREDITORS HOLDING UNSECURED NONPRIORITY CLAIMS

State the name, mailing address, including zip code, and last four digits of any account number, of all entities holding unsecured claims without priority against the debtor or the property of the debtor, as of the date of filing of the petition. The complete account number of any account the debtor has with the creditor is useful to the trustee and the creditor and may be provided if the debtor chooses to do so. If a minor child is a creditor, state the child's initials and the name and address of the child's parent or guardian, such as "A.B., a minor child, by John Doe, guardian." Do not disclose the child's name. See, 11 U.S.C. § 112 and Fed. R. Bankr. P. 1007(m). Do not include claims listed in Schedules D and E. If all creditors will not fit on this page, use the continuation sheet provided.

If any entity other than a spouse in a joint case may be jointly liable on a claim, place an "X" in the column labeled "Codebtor", include the entity on the appropriate schedule of creditors, and complete Schedule H - Codebtors. If a joint petition is filed, state whether husband, wife, both of them, or the marital community may be liable on each claim by placing an "H", "W", "J", or "C" in the column labeled "Husband, Wife, Joint, or Community".

If the claim is contingent, place an "X" in the column labeled "Contingent". If the claim is unliquidated, place an "X" in the column labeled "Unliquidated". If the claim is disputed, place an "X" in the column labeled "Disputed". (You may need to place an "X" in more than one of these three columns.)

Report the total of all claims listed on this schedule in the box labeled "Total" on the last sheet of the completed schedule. Report this total also on the Summary of Schedules and, if the debtor is an individual with primarily consumer debts filing a case under chapter 7, report this total also on the Statistical Summary of Certain Liabilities and Related Data.

Creditor's Name and Mailing Address Including Zip Code, and Account Number	Codebtor	Husband, Wife, Joint, or Community	Date Claim was Incurred and Consideration for Claim. If Claim is Subject to Setoff, so State.	Contingent	Unliquidated	Disputed	Amount of Claim
Account Number:			Civil action 14-C-204, Jefferson County Court			X	\$27,015.35
William H. Gordon Assoc.s Inc. dba Gordon c/o Arnold & Bailey attys 208 N. George Street Charles Town WV 25414							
Account Number:			Open Credit Account				\$6,007.00
Crawford & Keller 120 N. George Street Charles Town WV 25414							
Account Number:			Open Credit Account				\$40,648.98
Leonard J Miller 425 St Paul Place Baltimore MD 21202							
Account Number:			Open Credit Account				\$1,164.04
Richard Gay 31 Congress Street Berkeley Springs WV 25411							
		•		•	Subt	otal	\$74,835.37
1 continuation sheets attached		((Use only on last page of the complete (Report also on Summary of Schedules and, if applicable, on Summary of Certain Liabilities and I	the S	edule tatist	ical	\$74,835.37

In Re: Marcus Enterprises LLC Case No. No. 3:14-bk-01362, Doc 1 Filed 12/19/14 Entered 12/19/14 17:13:13, Page 23 of 59

No. 3:14-bk-01362 _{Debtor} 1	Fi	led 1	2/19/14 Entered 12/19/14 17:13:1	3 if k	now	age	e 23 of 59
Creditor's Name and Mailing Address Including Zip Code, and Account Number	Codebtor	Wife, Joint, unity		Contingent	Unliquidated		
Account Number: 202054*04			Open Credit Account				\$21,983.45
Resource International PO Box 6160 Ashland VA 23005							
Account Number:			Open Credit Account				\$3,291.00
Probst Plumbing & Heating 222 E 3rd Ave, Ranson, WV 25438							4.,2.5.1.00
Account Number:							
Account Number:	-						
Account Number:	-						
Account Number:	-						
Account Number:							
	1	I			Subte	otal	\$25,274.45
Total					\$100,109.82		

Sheet no. $\underline{1}$ of $\underline{1}$ continuation sheets attached to Schedule of Creditors Holding Unsecured Nonpriority Claims

n Re: Marcus Enterprises LLC

Check this box if debtor has no executory contracts or unexpired leases.

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SCHEDULE G - EXECUTORY CONTRACTS AND UNEXPIRED LEASES

Describe all executory contracts of any nature and all unexpired leases of real or personal property. Include any timeshare interests. State nature of debtor's interest in contract, i.e., "Purchaser", "Agent", etc. State whether debtor is the lessor or lessee of a lease. Provide the names and complete mailing addresses of all other parties to each lease or contract described. If a minor child is a party to one of the leases or contracts, state the child's initials and the name and address of the child's parent or guardian, such as "A.B., a minor child, by John Doe, guardian." Do not disclose the child's name. See, 11 U.S.C. § 112 and Fed. R. Bankr. P. 1007(m).

Name and Mailing Address, Including Zip Code, of Other Parties to Lease or Contract	Description of Contract or Lease and Nature of Debtor's Interest. State Whether Lease is for Nonresidential Real Property. State Contract Number of Any Government Contract
Reba R Reeves lease 99 Fuzzy Tail Drive Ranson WV 25438	Debtor lease from April 2014 of townhome for \$15,000 total/yr, paid to City National monthly in partial satisfaction of secured position
R. Escobar & Wm. Scott lease 91 Fuzzy Tail Drive Ranson WV 25438	Debtor lease from April 2014 of townhome for \$12,000 total/yr, paid to City National monthly in partial satisfaction of secured position
Crossfit 304 LLC, C&T Bagent 835 E. Washington St Charles Town WV 25414	Debtor lease from 1 August 2014 of Gym for \$18,000 total/yr, paid to Jefferson Security Bank monthly in partial satisfaction of secured position

140. 3.14-DK-01302Debkbc 1 Filed 12/19/14	Littered 12/19/14 17.13.1(4) knowaye 23 01 39
Name and Mailing Address, Including Zip Code, of Other Parties to Lease or Contract	Description of Contract or Lease and Nature of Debtor's Interest. State Whether Lease is for Nonresidential Real Property. State Contract Number of Any Government Contract
P & M Spindle 1927 Fleming Springs Rd Ranson WV 25438	Debtor lease from October 2014 of home for \$5,400 total/6 mo, paid to Nationstar monthly in partial satisfaction of secured position
James Burns lease Flowing Springs Road Ranson WV 25438	Debtor lease from August 2014 of home for \$7,200 total/yr, paid to Nationstar monthly in partial satisfaction of secured position
Travis Wood & Nancy Stukes 95 Fuzzy Tail Dr Ranson WV 25438	Debtor lease from 2014 of townhome for (AVE) \$1,200 total/yr, paid to City National monthly in partial satisfaction of secured position
Mary Ann Edwards 99 Fuzzy Tail Dr Ranson WV 25438	Debtor lease from 2014 of townhome for (AVE) \$1,200 total/yr, paid to City National monthly in partial satisfaction of secured position
Johnny & Sheila Holmes 51 Fuzzy Tail Dr Ranson WV 25438	Debtor lease from 2014 of townhome for (AVE) \$1,200 total/yr, paid to City National monthly in partial satisfaction of secured position

10. 3.14-bk-01302Debkopc 1 Filed 12/19/14	Linered 12/19/14 17.13.1(4 kn/may)e 20 01 39
Name and Mailing Address, Including Zip Code, of Other Parties to Lease or Contract	Description of Contract or Lease and Nature of Debtor's Interest. State Whether Lease is for Nonresidential Real Property. State Contract Number of Any Government Contract
Eric Hansen 51 Fuzzy Tail Dr Ranson WV 25438	Debtor lease from 2014 of townhome for (AVE) \$1,200 total/yr, paid to City National monthly in partial satisfaction of secured position
Joe Antwi 63 Fuzzy Tail Dr Ranson WV 25438	Debtor lease from 2014 of townhome for (AVE) \$1,200 total/yr, paid to City National monthly in partial satisfaction of secured position
Cheryl Robinson 71 Fuzzy Tail Dr Ranson WV 25438	Debtor lease from 2014 of townhome for (AVE) \$1,200 total/yr, paid to City National monthly in partial satisfaction of secured position
R. Weitzman 79 Fuzzy Tail Dr Ranson WV 25438	Debtor lease from 2014 of townhome for (AVE) \$1,200 total/yr, paid to City National monthly in partial satisfaction of secured position
R. & P. Lewis 87 Fuzzy Tail Dr Ranson WV 25438	Debtor lease from 2014 of townhome for (AVE) \$1,200 total/yr, paid to City National monthly in partial satisfaction of secured position

Marcus Enterprises LLC

Case No. Filed 12/19/14

No. 3:14-bk-01362_{Deb}Doc 1 Description of Contract or Lease and Nature of Debtor's Interest. State Whether Lease is for Nonresidential Real Name and Mailing Address, Including Zip Code, Property. State Contract Number of Any Government of Other Parties to Lease or Contract Contract Debtor lease from 2014 of townhome for (AVE) \$1,200 total/yr, Phil Lewis paid to City National monthly in partial satisfaction of secured position 87 Fuzzy Tail Dr Ranson WV 25438

Marcus Enterprises LLC No. 3:14-bk-01362_{Deb}Doc 1

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SCHEDULE H - CODEBTORS

Provide the information requested concerning any person or entity, other than a spouse in a joint case, that is also liable on any debts listed by debtor in the schedules of creditors. Include all guarantors and co-signers. If the debtor resides or resided in a community property state, commonwealth, or territory (including Alaska, Arizona, California, Idaho, Louisiana, Nevada, New Mexico, Puerto Rico, Texas, Washington, or Wisconsin) within the eight year period immediately preceding the commencement of the case, identify the name of the debtor's spouse and of any former spouse who resides or resided with the debtor in the community property state, commonwealth, or territory. Include all names used by the nondebtor spouse during the eight years immediately preceding the commencement of this case. If a minor child is a codebtor or a creditor, state the child's initials and the name and address of the child's parent or guardian, such as "A.B., a minor child, by John Doe, guardian." Do not disclose the child's name. See, 11 U.S.C. § 112 and Fed. R. Bankr. P. 1007(m).

Check this box if debtor has no codebtors.

	T
Name and Mailing Address of Codebtor	Name and Mailing Address of Creditor
A) Ronald E Marcus 741 E. Washington Street Charles Town WV 25414	A) Guarantor for most Schedule D Debts: 1. Jefferson Security Bank 2. City National Bank of West Virginia 3. Nationstar 4. Neal K. Snyder judgment 5. Three (3) MVB Bank loans
B) Estate of Terry Marcus 805 Morison Street Charles Town, WV 25414	B) Guarantor for most Schedule D Debts: 1. Jefferson Security Bank 2. City National Bank of West Virginia 3. Nationstar 4. Neal K. Snyder judgment 5. Three (3) MVB Bank loans

Fill in this information to identify	2ur Dac 1 Filed	12/19/14	Ente	red 12/19/14	17:13:13	Page 29 of 59
Fill III this whomiation to identify	your case.			Jul 12,10,1	11120120	. ago 20 0. 00
Debtor 1 First Name	Middle Name	Marcus Enterp	rises LLC			
Debtor 2 (Spouse, if filling) First Name	Middle Name	Last Name				
United States Bankruptcy Court for the:	Northern District of Wes					
			_	Check if th	io io:	
Case number (If known)					ended filing	
				A supp	lement showing	
Official Famos D O				chapter	13 income as	of the following date:
Official Form B 6I				MM / DD	/ YYYY	
Schedule I: You	ır Income					12/13
supplying correct information. If you are separated and your spou separate sheet to this form. On the Part 1: Describe Employm	se is not filing with you, top of any additional paલ્	do not include inf	ormatic	n about your spou	se. If more space	ce is needed, attach a
Fill in your employment information.		Debtor 1			Debtor 2 or	non-filing spouse
If you have more than one job, attach a separate page with information about additional employers.	Employment status	Employed Not employ	ed		Employe Not emp	
Include part-time, seasonal, or self-employed work.	Occupation	INCOME AN	D EXPE	INSE	_	
Occupation may Include student or homemaker, if it applies.	Occupation					
,	Employer's name	SET FORTH	ON 6 M	ONTH BUDGET		
	Employer's address	ATTACHED				
	. ,	Number Street			Number Stree	et
		City	State	ZIP Code	City	State ZIP Code
	How long employed the	re?				
Part 2: Give Details About	Monthly Income					
Estimate monthly income as of		n. If you have noth	ing to re	port for any line, wri	te \$0 in the spac	e. Include your non-filing
spouse unless you are separated. If you or your non-filing spouse habelow. If you need more space, at	ave more than one employe		ormation	for all employers fo	r that person on	the lines
				For Debtor 1	For Debtor 2 non-filing sp	
List monthly gross wages, sala deductions). If not paid monthly,			2.	\$	\$	
3. Estimate and list monthly over	time pay.		3. +	- \$	+ \$	

4. Calculate gross income. Add line 2 + line 3.

			F	or Debtor	1		or Debtor 2 or on-filing spou		
Co	py line 4 here	4 .	\$		0.00		\$	0.00	
5. List	all payroll deductions:								
5a	. Tax, Medicare, and Social Security deductions	5a.	\$				\$		
	. Mandatory contributions for retirement plans	5b.	\$				\$		
	Voluntary contributions for retirement plans	5c.	\$				\$		
5d	Required repayments of retirement fund loans	5d.	\$				\$		
5e	. Insurance	5e.	\$				\$		
5f.	Domestic support obligations	5f.	\$				\$		
5 g	. Union dues	5g.	\$				\$		
5h	. Other deductions. Specify:	5h.	+\$			+	\$		
6. A c	dd the payroll deductions. Add lines 5a + 5b + 5c + 5d + 5e +5f + 5g +5h.	6.	\$		0.00		\$	0.00	
7. C a	alculate total monthly take-home pay. Subtract line 6 from line 4.	7.	\$				\$		
8. Lis	t all other income regularly received:								
8a	. Net income from rental property and from operating a business, profession, or farm								
	Attach a statement for each property and business showing gross receipts, ordinary and necessary business expenses, and the total monthly net income.	8a.	\$				\$		
8k	o. Interest and dividends	8b.	\$				\$		
80	 Family support payments that you, a non-filing spouse, or a dependent regularly receive 	ent							
	Include alimony, spousal support, child support, maintenance, divorce settlement, and property settlement.	8c.	\$				\$		
8d	. Unemployment compensation	8d.	\$				\$		
86	e. Social Security	8e.	\$				\$		
8f	Other government assistance that you regularly receive Include cash assistance and the value (if known) of any non-cash assistar that you receive, such as food stamps (benefits under the Supplemental Nutrition Assistance Program) or housing subsidies. Specify:	nce 8f.	\$.				\$		
	. , _								
89	g. Pension or retirement income	8g.	\$				\$		
8h	n. Other monthly income. Specify:	8h.	+\$		_	_+	\$		
9. A	dd all other income. Add lines 8a + 8b + 8c + 8d + 8e + 8f +8g + 8h.	9.	\$		0.00		\$	0.00	
	culate monthly income. Add line 7 + line 9. d the entries in line 10 for Debtor 1 and Debtor 2 or non-filing spouse.	10.	\$		_]+		\$	=	\$21,600.0
11. St a	ate all other regular contributions to the expenses that you list in Scheo	dule .	J.						
oth	lude contributions from an unmarried partner, members of your household, yer friends or relatives.		·	•					
	not include any amounts already included in lines 2-10 or amounts that are ecify:	not a	vailal	ble to pay e	xpense	es lis	sted in <i>Schedu</i>	<i>ıle J</i> . 11. '	+ \$
	d the amount in the last column of line 10 to the amount in line 11. The ite that amount on the Summary of Schedules and Statistical Summary of C					-		12.	\$21,600.0
13. D	you expect an increase or decrease within the year after you file this	form'	?						
Ē	Yes. Explain:								

No. 3:14-bk-01362 Doc 1 Filed 12/19/1	4 Entered 12/19/14 17	:13:13 F	Page 31 of 59
Debtor 1 Marcus First Name Middle Name Last Name	Enterprises LIC Check if this is:		
Debtor 2	An amended	filina	
(Spouse, if filing) First Name Middle Name Last Name United States Bankruptcy Court for the: Northern District of West Virginia	_	showing pos	st-petition chapter 13
Case number	MM / DD / YYY		ig date.
(If known)			r 2 because Debtor 2
Official Form B 6J	maintains a so		
Schedule J: Your Expenses			12/13
Be as complete and accurate as possible. If two married people are filir information. If more space is needed, attach another sheet to this form (if known). Answer every question.			• •
Part 1: Describe Your Household			
Is this a joint case?			
No. Go to line 2. Yes. Does Debtor 2 live in a separate household?			
Yes. Debtor 2 must file a separate Schedule J.			
2. De veu heve denendente?			
Do not list Debtor 1 and Debtor 2. Yes. Fill out this information for each dependent	Dependent's relationship to Debtor 1 or Debtor 2	Dependent's age	Does dependent live with you?
Do not state the dependents'	EXPENSES AND INCOME		No
names.	SET FORTH ON 6 MONTH BU	JDGET	Yes No
			Yes
	ATTACHED		No
			Yes
			No
			Yes
			No No
3. Do your expenses include expenses of people other than yourself and your dependents?			Yes
Part 2: Estimate Your Ongoing Monthly Expenses			
Estimate your expenses as of your bankruptcy filing date unless you a	re using this form as a supplement ir	a Chapter 13	case to report
expenses as of a date after the bankruptcy is filed. If this is a suppleme applicable date.		-	·
Include expenses paid for with non-cash government assistance if you	know the value		
of such assistance and have included it on Schedule I: Your Income (O	fficial Form B 6l.)	Your exp	oenses
4. The rental or home ownership expenses for your residence. Include any rent for the ground or lot.	first mortgage payments and 4.	\$	
If not included in line 4:			
4a. Real estate taxes	4a.	\$	
4b. Property, homeowner's, or renter's insurance	4b.	\$	
4c. Home maintenance, repair, and upkeep expenses	4c.	\$	
4d. Homeowner's association or condominium dues	4d.	\$	

	Your expenses
5. Additional mortgage payments for your residence, such as home equity loans	5.
5. Utilities:	
6a. Electricity, heat, natural gas	6a. \$
6b. Water, sewer, garbage collection	6b. \$
6c. Telephone, cell phone, Internet, satellite, and cable services	6c. \$
6d. Other. Specify:	6d. \$ 2,050.0
Food and housekeeping supplies	7. \$
Childcare and children's education costs	8. \$
Clothing, laundry, and dry cleaning	9. \$
Personal care products and services	10. \$
. Medical and dental expenses	11. \$
Transportation. Include gas, maintenance, bus or train fare. Do not include car payments.	\$
Entertainment, clubs, recreation, newspapers, magazines, and books	13. \$
Charitable contributions and religious donations	14. \$
Č	14. ψ
5. Insurance. Do not include insurance deducted from your pay or included in lines 4 or 20.	
15a. Life insurance	15a. \$
15b. Health insurance	15b. \$
15c. Vehicle insurance	15c. \$
15d. Other insurance. Specify: <u>property insurance</u>	15d. \$
Taxes. Do not include taxes deducted from your pay or included in lines 4 or 20. Specify:	\$ 16.
Installment or lease payments:	
17a. Car payments for Vehicle 1	17a. \$
17b. Car payments for Vehicle 2	17b. \$
17c. Other. Specify:	17c. \$4,850.
17d. Other. Specify: Secured payments City National	17d. \$8,966.
Your payments of alimony, maintenance, and support that you did not report as deduction from your pay on line 5, Schedule I, Your Income (Official Form B 6I).	cted 18. \$
Other payments you make to support others who do not live with you.	
Specify: Misc fees through amx	19. \$
Other real property expenses not included in lines 4 or 5 of this form or on Schedule I:	Your Income.
20a. Mortgages on other property	20a. \$
20b. Real estate taxes	20b. \$
20c. Property, homeowner's, or renter's insurance	20c. \$
20d. Maintenance, repair, and upkeep expenses	20d. \$
20e Homeowner's association or condominium dues	200 \$

21. Other. S	pecify:Mngmnt Fees and Repairs	21.	+\$	2,000.00
	nthly expenses. Add lines 4 through 21. is your monthly expenses.	22.	\$	20,866.00
	your monthly net income. y line 12 (your combined monthly income) from Schedule I.	23a.	\$	20,866.00
23b. Cop	y your monthly expenses from line 22 above.	23b.	-\$	20,866.00
	tract your monthly expenses from your monthly income. result is your monthly net income.	23c.	\$	0.00
For examp	pect an increase or decrease in your expenses within the year after you file this form? ble, do you expect to finish paying for your car loan within the year or do you expect your payment to increase or decrease because of a modification to the terms of your mortgage? Explain here: SEE ATTACHED EXPENSE AND INCOME PROJECTIONS			

DECLARATION CONCERNING DEBTOR(S) SCHEDULES

DECLARATION UNDER PENALTY OF PERIURY BY INDIVIDUAL DERTOR

	ing summary and schedules, consisting of sheets (total shown on
summary page plus 2), and that they are true and correct to the	he best of my knowledge, information, and belief.
Date	Signature of Debtor
Date	Signature of Joint Debtor
	* * * * *
DECLARATION AND SIGNATUR	E OF BANKRUPTCY PETITION PREPARER (See 11 U.S.C. § 110)
compensation and have provided the debtor with a copy of this docun 110(h), and 342(b); (3) if rules or guidelines have been promulgated chargeable by bankruptcy petition preparers, I have given the debtor	n preparer as defined in 11 U.S.C. § 110; (2) I prepared this document for ment and the notices and information required under 11 U.S.C. §§ 110(b), pursuant to 11 U.S.C. § 110(h) setting a maximum fee for services notice of the maximum amount before preparing any document for filing for a ction; and (4) I will not accept any additional money or other property from
Printed or Typed Name and Title, if any, of Bankruptcy Petition Pre	eparer Social-Security No. (Required by 11 U.S.C. § 110.)
person or partner who signs this document.	
Address	
Signature of Bankruptcy Petition Preparer	Date
Names and Social Security numbers of all other individuals who prep not an individual:	pared or assisted in preparing this document, unless te bankruptcy petition preparer is
	l signed sheets conforming to the appropriate Official Form for each person. ons of Title 11 and the Federal Rules of Bankruptcy Procedure may result in
	* * * * *
DECLARATION UNDER PENALTY OF PI	ERJURY ON BEHALF OF CORPORATION OR PARTNERSHIP
	ebtor in this case, declare under penalty of perjury s, consisting of sheets (total shown on summary
19 December 2014	/s/ Ronald E. Marcus, Managing Member
Date	Signature of Authorized Individual

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

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FORM 7. STATEMENT OF FINANCIAL AFFAIRS

UNITED STATES BANKRUPTCY COURT

Northern District of West Virginia

In Re:	Marcus Enterprises LLC	Case No.		
	Debtor		(if known)	

STATEMENT OF FINANCIAL AFFAIRS

This statement is to be completed by every debtor. Spouses filing a joint petition may file a single statement on which the information for both spouses is combined. If the case is filed under chapter 12 or chapter 13, a married debtor must furnish information for both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed. An individual debtor engaged in business as a sole proprietor, partner, family farmer, or self-employed professional, should provide the information requested on this statement concerning all such activities as well as the individual's personal affairs. To indicate payments, transfer and the like to minor children, state the child's initials and the name and address of the child's parent or guardian, such as "A.B., a minor child, by John Doe, guardian." Do not disclose the child's name. See, 11 U.S.C. § 112 and Fed. R. Bankr. P. 1007(m).

Questions 1-18 are to be completed by all debtors. Debtors that are or have been in business, as defined below, also must complete Questions 19-25. **If the answer to an applicable question is "None", mark the box labeled "None".** If additional space is needed for the answer to any question, use and attach a separate sheet properly identified with the case name, case number (if known), and the number of the question.

DEFINITIONS

"In business." A debtor is "in business" for the purpose of this form if the debtor is a corporation or partnership. An individual debtor is "in business" for the purpose of this form if the debtor is or has been, within six years immediately preceding the filing of this bankruptcy case, any of the following: an officer, director, managing executive, or owner of 5 percent or more of the voting or equity securities of a corporation; a partner, other than a limited partner, of a partnership; a sole proprietor or self-employed full-time or part-time. An individual debtor also may be "in business" for the purpose of this form if the debtor engages in a trade, business, or other activity, other than as an employee, to supplement income from the debtor's primary employment.

"Insider." The term "insider" includes but is not limited to: relatives of the debtor; general partners of the debtor and their relatives; corporations of which the debtor is an officer, director, or person in control; officers, directors, and any persons in control of a corporate debtor and their relatives; affiliates of the debtor and insiders of such affiliates; and any managing agent of the debtor. 11 U.S.C. § 101(2), (31).

State the gross amount of income the debtor has received from employment, trade, or profession, or from operation of the debtor's business, including part-time activities either as an employee or in independent trade or business, from the beginning of this calendar year to the date this case was commenced. State also the gross amounts received during the two years immediately preceding this calender year. (A debtor that maintains, or has maintained, financial records on the basis of a fiscal rather than a calendar year may report fiscal year income. Identify the beginning and ending dates of the debtor's fiscal year.) If a joint petition is filed, state income for each spouse separately. (Married debtors filing under chapter 12 or chapter 13 must state income of both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

Amount	Source
\$-56,297	Jan - Nov 2014
\$332,000	All of 2013
\$258,268	All of 2012

2. Income other than from employment or operation of business

None

M

3:12th Auron 362 me Deived by the Theoron 2 months are presented to the Commencement of this case. Give particulars. If a joint petition is filed, state income for each spouse separately. (Married debtors filing under chapter 12 or chapter 13 must state income for each spouse whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

Amount Source

Page 36 of 59

None

3. Payments to creditors

Complete a. or b., as appropriate, and c.

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a. Individual or joint debtor(s) with primarily consumer debts: List all payments on loans, installment purchases of goods or services, and other debts, aggregating more than \$600 to any creditor, [except for a debt on account of a domestic support obligation,] made within 90 days immediately preceding the commencement of this case. Indicate with an * any payments that were made to the creditor on account of a domestic support obligation or as part of an alternative repayment schedule under a plan by an approved nonprofit budgeting and creditor counseling agency. (Married debtors filing under chapter 12 or chapter 13 must include payments by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

Dates of Amount Amount Name and Address of Creditor Payments Paid Still Owing

N/A

None

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b. Debtor whose debts are not primarily consumer debts: List each payment or other transfer to any creditor made within 90 days immediately preceding the commencement of the case unless the aggregate value of all property that constitutes or is affected by such transfer is less than \$6,255. If the debtor is an individual, indicate with an asterisk (*) any payments that were made to a creditor on account of a domestic support obligation or as part of an alternative repayment schedule under a plan by an approved nonprofit budgeting and credit counselig agency. (Married debtors filing under chapter 12 or chapter 13 must include payments and other transfers by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.

Name and Address of Creditor

Dates of Payments/ Transfers Amount Paid or Value of Transfers Amount Still Owing

N/A

to or for the chapter 13 r	List all payment made within one year immediately precipeness of creditors who are or were insiders. (Married donust include payments by either or both spouses whether are separated and a joint petition is not filed.)	ebtors filing under chapter 12 or	Page 37 of 59
Name and Address of Creditor and Relationship to Debtor	Date of Payment	Amount Paid	Amount Still Owing
Payments statement (attached)			
4. Suits and	d administrative proceedings, executions, gar	nishments and attachments	
preceding th	s and administrative proceedings to which the debtor is one filing of this bankruptcy case. (Married debtors filing to	under chapter 12 or chapter 13 must include	
	concerning either or both spouses whether or not a joint ad a joint petition is not filed.)	petition is filed, unless the spouses are	
Caption of Suit and Case Number	Nature of Proceeding	Court or Agency and Location	Status or Disposition
Wm H Gordon v. Debtor, etc. Neal Snyder v. Debtor, etc.	Civil Action Civil Action	Jefferson County Court Jefferson County Court	judgment/execution judgment/execution

None

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b. Describe all property that has been attached, garnished or seized under any legal or equitable process within one year immediately preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter

No. 3:14mbking 4862 mation of companies of 2/140/14th spanies the spouses are separated and a joint petition is not filed.)

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Name and Address of Person for Whose Benefit Property was Seized Date of Seizure Description and Value of Property

5. Repossessions, foreclosures and returns

None



List all property that has been repossessed by a creditor, sold at a foreclosure sale, transferred through a deed in lieu of foreclosure or returned to the seller, within one year immediately preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include information concerning property of either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

Name and Address of Creditor or Seller Date of Repossession, Foreclosure Sale, Transfer or Return

Description and Value of Property

6. Assignments and receiverships

None 3: 14scribe: 113820nent of property for the property

by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

Name and AddressDate ofTerms of Assignmentof AssigneeAssignmentor Settlement

None
b. List all property which has been in the hands of a custodian, receiver, or court-appointed official within one year immediately preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include information concerning property of either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

Name and Address
of CustodianName and Location of Court
Case Title & NumberDate of OrderDescription and
Value of Property

7. Gifts

None

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Name and Address of Person or Organization

Relationship to Debtor, if any

the spouses are separated and a joint petition is not filed.)

Date of Gift

Description and Value of Gift

8. Losses

None

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List all losses from fire, theft, other casualty or gambling within one year immediately preceding the commencement of this case or since the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include losses by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

Description of Gircumstances and if

Description and Value of Property

Description of Circumstances and, if Loss was Covered in Whole or in Part by Insurance, Give Particulars.

Date of Loss

9. Payments related to debt counseling or bankruptcy

None



List all payments made or property transferred by or on behalf of the debtor to any persons, including attorneys, for consultation concerning debt consolidation, relief under the bankruptcy law or preparation of a petition in bankruptcy within one year immediately preceding the commencement of this case.

Name and Address of Payee

Date of Payment, Name of Payor if other than Debtor

Amount of Money or Description and Value of Property

10. Other transfers

No. 3: Ligath kut 1082, other than groper therefore 1/10/14 anary conferred to 12/439/114047 affag: 1/3 Page 41 of 59

the debtor, transferred either absolutely or as security within two years immediately preceding the commencement of this case. (Married debtors filing under chapter 12 or chapter 13 must include transfers by either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

Name and Address of Transferree, Describe Property Transferred Relationship to Debtor

and Value Received Date

 \bowtie None

b. List all property transferred by the debtor within ten years immediately preceding the commencement of this case to a self-settled trust or similar device of which the debtor is a beneficiary.

Name of Trust or Other Device

Date(s) of Transfer(s)

Amount of Money or Description and Value of Property or Debtor's Interest in Property

11. Closed financial accounts

None

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List all financial accounts and instruments held in the name of the debtor or for the benefit of the debtor which were closed, sold, or otherwise transferred within one year immediately preceding the commencement of this case. Include checking, savings, or other financial accounts, certificates of deposit, or other instruments; shares and share accounts held in banks, credit unions, pension funds, cooperatives, associations, brokerage houses and other financial institutions. (Married debtors filing under chapter 12 or chapter 13 must include information concerning accounts or instruments held by or for either or both spouses whether or not a joint petition is filed, unless the spouses are separated and a joint petition is not filed.)

Name and Address of Institution

Type of Account, Last Four Digits of Account Number, and Amount of Final Balance

Amount and Date of Sale or Closing

Location of Property

		12. Safe deposit boxes			
None	Ngtop.	within one year immediately preceding	deposition when the this case. (Marrice) of either or both spouses whether petition is not filed.	ed debtors filing under chapter 12 or	Page 42 of 59
	and Ad er Depo	ldress of Bank ository	Names and Addresses of those with Access to Box or Depository	Description of Contents	Date of Transfer or Surrender, if any
		13. Setoffs			
None		the commencement of this case. (Mar	ncluding a bank, against a debt or deposit ried debtors filing under chapter 12 or chapter or not a joint petition is filed, unless	apter 13 must include information	
Name	and Ad	dress of Creditor	Date of Setoff		Amount of Setoff

Description and Value of Property

14. Property held for another person

None

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Name and Address of Owner

List all property owned by another person that the debtor holds or controls.

15. Prior address of debtor

None

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If the debtor has moved within the three years immediately preceding the commencement of this case, list all premises which the debtor occupied during that period and vacated prior to the commencement of this case. If a joint petition is filed, report also any separate address of either spouse.

Address Name Used Dates of Occupancy

16. Spouses and former spouses

None If the debtor resides or re

If the debtor resides or resided in a community property state, commonwealth, or territory (including Alaska, Arizona, California, Idaho, Louisiana, Nevada, New Mexico, Puerto Rico, Texas, Washington, or Wisconsin) within the eight-year period immediately preceding the commencement of the case, identify the name of the debtor's spouse and of any former spouse who resides or resided with the debtor in the community property state.

Name

No. 3^{1.7}14^EDK⁻⁰⁷¹³⁰² infDW2^{ti}2ⁿ Filed 12/19/14 Entered 12/19/14 17:13:13 Page 44 of 59

For the purpose of this question, the following definitions apply:

"Environmental Law" means any federal, state, or local statute or regulation regulating pollution, contamination, releases of hazardous or toxic substances, wastes or material into the air, land, soil, surface water, groundwater, or other medium, including, but not limited to, statutes or regulations regulating the cleanup of these substances, wastes, or material.

"Site" means any location, facility, or property as defined under any Environmental Law, whether or not presently or formerly owned or operated by the debtor, including, but not limited to, disposal sites.

"Hazardous Material" means anything defined as a hazardous waste, hazardous substance, toxic substance, hazardous material, pollutant, or contaminant or similar term under an Environmental Law.

unit

None

a. List the name and address of every site for which the debtor has received notice in writing by a governmental unit that it may be liable or potentially liable under or in violation of an Environmental Law. Indicate the governmental unit, the date of the notice, and, if known, the Environmental Law.

Name and Address of Governmental Unit

Site Name and Address Governmental Unit Date of Notice Environmental Law

> Name and Address of Governmental Unit

Site Name and Address Governmental Unit Date of Notice Environmental Law

c. List all judicial or administrative proceedings, including settlements or orders, under any Environmental Law with respect to which the debtor is or was a party. Indicate the name and address of the governmental unit that is or was a party to the proceeding, and the docket number.

Name and Address of Governmental Unit

None

Docket Number

Status or Disposition

Address

	No.	3.14-bk-0 location and name	of pusings 12/19/14	Entered 12/19/14 17:13::	13 Page 45 of 59
None		and beginning and ending dates of a executive of a corporation, partner i other activity either full- or part-tim	Il businesses in which the debt n a partnership, sole proprietor e within the six-years immedia ent or more of the voting or eq	dentification numbers, nature of the businesses or was an officer, director, partner, or managing, or was a self-employed in a trade, professionately preceding the commencement of this casuity securities within the six years immediated.	ing n, or se,
		and beginning and ending dates of a	ll businesses in which the debt	entification numbers, nature of the businesses or was a partner or owned 5 percent or more ecceding the commencement of this case.	
		and beginning and ending dates of a	ll businesses in which the debt	entification numbers, nature of the businesse or was a partner or owned 5 percent or more ceding the commencement of this csae.	
		ss, Last Four Digits of Soc. Sec. No. J or Other Taxpayer I.D. No.	Nature of Busine	ess	Beginning and Ending Dates
Marcus E	nterprise	s LLC fein xx-0640076	Real Estate Develop	oment and management	2006 to date

b. Identify any business listed in response to subdivision a., above, that is "single asset real estate" as

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defined in 11 U.S.C. § 101.

None

Name

The following questions are to be completed by every debtor that is a corporation or partnership and by any individual debtor who is or has been, within the six years immediately preceding the commencement of this case, any of the following: an officer, directory, range to the following: an officer, directory, range to the following: an officer, directory, range to the following: a sole proprietor of the following: a following: a

Page 46 of 59

Date Issued

(An individual or joint debtor should complete this portion of the statement only if the debtor is or has been in business, as defined above, within the six years immediately preceding the commencement of this case. A debtor who has not been in business within those six years should go directly to the signature page.)

			19. Books, records and financial statements	
	None	\boxtimes	a. List all bookkeepers and accountants who within the two years immediately preceding the filing of this bankruptcy case kept or supervised the keeping of books of account and records of the debtor.	
	Name a	and Add	dress	Dates Services Rendered
	None	\boxtimes	b. List all firms or individuals who within the two years immediately preceding the filing of this bankruptcy c	ase
	rvone		have audited the books of account and records, or prepared a financial statement of this debtor.	
	Name a	and Ado	dress	Dates Services Rendered
	None		c. List all firms or individuals who at the time of the commencement of this case were in possession of the boo account and records of the debtor. If any of the books of account and records are not available, explain.	ks of
	Name a	and Ado	dress	
ъ.				
Deb	otor			
	None	\boxtimes	d. List all financial institutions, creditors and other parties, including mercantile and trade agencies, to whom	a
		KN	financial statement was issued within the two years immediately preceding the commencement of this case to	

Name and Address

20. Inventories

None	None None	3: 14t hkdars & heat trooper arones rake of so of each inventory, and the dollar amount and basis of	<mark>ይ/፫፻ማ¢1¼</mark> the n <mark>፷ኯዓ የይነት </mark>	4 vi \$9 th 49 kH 8	Page 47 of 59
None ☐ reported in a., above. Date of Inventory Name and Address of Custodian of Inventory Records 21. Current Partners, Officers, Directors and Shareholders None ☐ a. If the debtor is a partnership, list the nature and percentage of partnership interest of each member of the partnership. Name and Address Nature of Interest Percentage of	Date of Invent	·	reach inventory.		or other basis)
None ☐ reported in a., above. Date of Inventory Name and Address of Custodian of Inventory Records 21. Current Partners, Officers, Directors and Shareholders None ☐ a. If the debtor is a partnership, list the nature and percentage of partnership interest of each member of the partnership. Name and Address Nature of Interest Percentage of					
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21. Current Partners, Officers, Directors and Shareholders None □ a. If the debtor is a partnership, list the nature and percentage of partnership interest of each member of the partnership. Name and Address Nature of Interest Percentage of Interest tonald E Marcus Manager/Member 100 Harles Town WV 25414 None □ b. If the debtor is a corporation, list all officers and directors of the corporation, and each stockholder who directly or indirectly owns, controls, or holds 5 percent or more of the voting securities of the corporation. Nature and Percentage Nature and Percentage of Interest partnership interest of each member of the partnership interest of each member of the partnership.	None 🔀		session of the records of each of the two inver	ntories	
None A a. If the debtor is a partnership, list the nature and percentage of partnership interest of each member of the partnership. Name and Address Nature of Interest Percentage of Interest Analger/Member 100 Alie Washington St Charles Town WV 25414 None A b. If the debtor is a corporation, list all officers and directors of the corporation, and each stockholder who directly or indirectly owns, controls, or holds 5 percent or more of the voting securities of the corporation. Nature and Percentage	Date of Invent	Name Name	e and Address of Custodian of Inventory Reco	ords	
None A a. If the debtor is a partnership, list the nature and percentage of partnership interest of each member of the partnership. Name and Address Nature of Interest Percentage of Interest Analger/Member 100 Alie Washington St Charles Town WV 25414 None A b. If the debtor is a corporation, list all officers and directors of the corporation, and each stockholder who directly or indirectly owns, controls, or holds 5 percent or more of the voting securities of the corporation. Nature and Percentage					
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Name and Address Nature of Interest Percentage of Interest Ronald E Marcus Harles Town WV 25414 None b. If the debtor is a corporation, list all officers and directors of the corporation, and each stockholder who directly or indirectly owns, controls, or holds 5 percent or more of the voting securities of the corporation. Nature and Percentage		21. Current Partners, Officers, Directors a	nd Shareholders		
None b. If the debtor is a corporation, list all officers and directors of the corporation, and each stockholder who directly or indirectly owns, controls, or holds 5 percent or more of the voting securities of the corporation. Nature and Percentage	None 🔀		centage of partnership interest of each member	er of the	
41E Washington St Charles Town WV 25414 None ■ b. If the debtor is a corporation, list all officers and directors of the corporation, and each stockholder who directly or indirectly owns, controls, or holds 5 percent or more of the voting securities of the corporation. Nature and Percentage	Name and Add	ress N	Nature of Interest		Percentage of Interest
None b. If the debtor is a corporation, list all officers and directors of the corporation, and each stockholder who directly or indirectly owns, controls, or holds 5 percent or more of the voting securities of the corporation. Nature and Percentage		t	ger/Member	10	0
or indirectly owns, controls, or holds 5 percent or more of the voting securities of the corporation. Nature and Percentage	charies fown w v	J.T.1.T			
or indirectly owns, controls, or holds 5 percent or more of the voting securities of the corporation. Nature and Percentage					
or indirectly owns, controls, or holds 5 percent or more of the voting securities of the corporation. Nature and Percentage					
or indirectly owns, controls, or holds 5 percent or more of the voting securities of the corporation. Nature and Percentage					
	None 🔀				
	Name and Add	ress T	itle		Nature and Percentage of Stock Ownership

22. Former partners, officers, directors and shareholders

Na. 3: 1446 hb 133 garners hoo jet each mailtearly ho 2/409/140m the preparation 4 in 1109/144 in 1109 Page 48 of 59 preceding the commencement of this case. Date of Withdrawal Name and Address None b. If the debtor is a corporation, list all officers, or directors whose relationship with the corporation terminated within one year immediately preceding the commencement of this case. Date of Termination Name and Address 23. Withdrawals from a partnership or distributions by a corporation None X If the debtor is a partnership or corporation, list all withdrawals or distributions credited or given to an insider including compensation in any form, bonuses, loans, stock redemptions, options exercised and any other perquisite during one year immediately preceding the commencement of this case. Name and Address of Recipient, Amount of Money Relationship to Debtor Date and Purpose of Withdrawal and Value of Property 24. Tax consolidation group If the debtor is a corporation, list the name and federal taxpayer identification number of the parent corporation of any None consolidated group for tax purposes of which the debtor has been a member at any time within the six-year period immediately preceding the commencement of this case. Name of Parent Corporation Taxpayer Identification Number

25. Pension funds

None If the debtor is not an individual, list the name and federal taxpayer identification number of any pension fund to which the debtor, as an employer, has been responsible for contributing at any time within the six-year period immediately preceding the commencement of this case.

Name of Pension Fund Taxpayer Identification Number

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Date	•-	
Date	X	
	Signatu	re of Debtor
	X	
Date	Signatu	re of Joint Debtor
		
[If completed on behalf of	a partnership or corporation]	
I declare under penalty of r	perjury that I have read the answers contained in the	foregoing statement of financial affairs and any
	at they are true and correct to the best of my knowled	
	,	
10.0	014	NEW W. I. W. I.
19 December 2 Date		ıld E. Marcus, Managing Member re of Authorized Individual
Date		
	Ç	
	Ronald	E. Marcus, Managing Member, Marcus Enterprises
	Ronald	
	Ronald	E. Marcus, Managing Member, Marcus Enterprises
D.	Ronald	E. Marcus, Managing Member, Marcus Enterprises Name and Title
	Ronald Printed CLARATION AND SIGNATURE OF BANKRUPTCY	E. Marcus, Managing Member, Marcus Enterprises Name and Title PETITION PREPARER (See 11 U.S.C. § 110)
I declare under penalty of perjury	Ronald Printed CCLARATION AND SIGNATURE OF BANKRUPTCY that: (1) I am a bankruptcy petition preparer as defined in 1	E. Marcus, Managing Member, Marcus Enterprises Name and Title PETITION PREPARER (See 11 U.S.C. § 110) U.S.C. § 110; (2) I prepared this document for
I declare under penalty of perjury compensation and have provided 110(h), and 342(b); (3) if rules o	Ronald Printed CCLARATION AND SIGNATURE OF BANKRUPTCY with the debtor with a copy of this document and the notices and it regulations have been promulgated pursuant to 11 U.S.C. § 3	E. Marcus, Managing Member, Marcus Enterprises Name and Title PETITION PREPARER (See 11 U.S.C. § 110) U.S.C. § 110; (2) I prepared this document for formation required under 11 U.S.C. §§ 110(b), 10(h) setting a maximum fee for services
I declare under penalty of perjury compensation and have provided 110(h), and 342(b); (3) if rules o chargeable by bankruptcy petitio	Ronald Phinted CCLARATION AND SIGNATURE OF BANKRUPTCY that: (1) I am a bankruptcy petition preparer as defined in 11 the debtor with a copy of this document and the notices and i r guidelines have been promulgated pursuant to 11 U.S.C. § 1 n preparers, I have given the debtor notice of the maximum and	E. Marcus, Managing Member, Marcus Enterprises Name and Title PETITION PREPARER (See 11 U.S.C. § 110) U.S.C. § 110; (2) I prepared this document for formation required under 11 U.S.C. §§ 110(b), 10(h) setting a maximum fee for services mount before preparing any document for filing for a
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I declare under penalty of perjury compensation and have provided 110(h), and 342(b); (3) if rules of chargeable by bankruptcy petitio debtor or accepting any fee from the debtor before the filing fee is Printed or Typed Name and Title of the bankruptcy petition preparation or partner who signs this	Ronald Plifited CCLARATION AND SIGNATURE OF BANKRUPTCY That: (1) I am a bankruptcy petition preparer as defined in 11 the debtor with a copy of this document and the notices and i reguidelines have been promulgated pursuant to 11 U.S.C. § in preparers, I have given the debtor notice of the maximum at the debtor, as required under that section; and (4) I will not acpaid in full. The property of Bankruptcy Petition Preparer The rer is not an individual, state the name, title (if any), address a document.	E. Marcus, Managing Member, Marcus Enterprises Name and Title PETITION PREPARER (See 11 U.S.C. § 110) U.S.C. § 110; (2) I prepared this document for formation required under 11 U.S.C. § \$ 110(b), 10(h) setting a maximum fee for services nount before preparing any document for filing for a cept any additional money or other property from Social-Security No. (Required by 11 U.S.C. § 110.)

If more than one person prepared this document, attach additional signed sheets conforming to the appropriate Official Form for each person. A bankruptcy petition preparer's failure to comply with the provisions of Title 11 and the Federal Rules of Bankruptcy Procedure may result in fines or imprisonment or both. 11 U.S.C. § 110; 18 U.S.C. § 156.

In Re: Marcus Enterprises LLC Case No.

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UNITED STATES BANKRUPTCY COURT

Northern District of West Virginia

		TATEM int to R	1ENT ule 2016(b)	
de be	Pursuant to 11 U.S.C. § 329(a) and Bankruptcy Rule 201 btor(s) and that the compensation paid to me within one ye paid to me, for services rendered or to be rendered on behis bankruptcy case is as follows:	ear befor	e the filing of the petition in bankru	ptcy, or agreed to
	For legal services, I have agreed to accept Prior to the filing of this statement I have rec Amount of filing fee in this case paid Balance Due	ceived	\$ \$ \$ \$	7,033.00 7,033.00 1,717.00 0.00
2.	The source of the compensation paid to me was: Debtor(s) Other (Specify: T	Γhos Flu	harty Trust)	
3.	The source of the compensation to be paid to me is: Debtor(s) Other (Specify:)		
4.	I have not agreed to share the above-disclosed comp members or associates of my law firm.	ensation	with a person or persons who are no	ot
	☐ I have agreed to share the above-disclosed compensation or associates of my law firm. A copy of the agreement the compensation, is attached.			
5.	In return for the above-disclosed fee, I have agreed to rer Analysis of the debtor(s) financial situation, and ren determining whether to file a petition in bankruptcy Preparation and filing of any petition, schedules, sta Representation of the debtor(s) at the meeting of cre Negotiation of reaffirmation or surrender of secured □	ndering a under ti atements editors.	dvice to the debtor(s) in tle 11 of the United States Code. , and plan which may be required.	uptcy case, including:
6.	By agreement with the debtor(s), the above-disclosed fee	e does no	ot include the following services:	
rep	I certify that the foregoing is a complete statemer presentation of the debtor(s) in this bankruptcy proceeding	nt of any	FICATION agreement for paym	ent to me for
	19 December 2014 Date	X	/s/ John F. Wiley Signature of Attorney	

B 22B (Official Form 22B)(Chapter 11)(01/08)	

In re	Marcus Enterprises LLC	_			
	Noeb8r1s4-bk-01362	Doc 1	Filed 12/19/14	Entered 12/19/14 17:13:13	Page 51 of 59
Case	Number:				
	(If known)				

CHAPTER 11 STATEMENT OF CURRENT MONTHLY INCOME

In addition to Schedule I and J, this statement must be completed by every individual Chapter 11 debtor, whether or not filing jointly. Joint debtors may complete one statement only.

	Part I. CALCULATION OF CURRENT MONTHLY INCOME					
1	Marital/filing status. Check the box that applies and complete the balance of this part of this statement as directed. a. Unmarried. Complete only Column A ("Debtor's Income") for Lines 2-10. b. Married, not filing jointly. Complete only Column A ("Debtor's Income") for Lines 2-10. c. Married, filing jointly. Complete both Column A ("Debtor's Income") and Column B ("Spouse's Income") for Lines 2-10. All figures must reflect average monthly income for the six calendar months prior to filing the bankruptcy case, ending on the last day of the month before the filing. If you received different amounts of income during these six months, you must total the amounts received during the six months, divide this total by six, and enter the result on the appropriate line. Column B Spouse's Income Income					
2	Gross	s wages, salary, tips, bonuses, overtime, commiss	sions.			
3	Net income from the operation of a business, profession, or farm. Subtract Line b from Line a and enter the difference in the appropriate column(s) of Line 3. If more than one business, profession or farm, enter aggregate numbers and provide details on an attachment. Do not enter a number less than zero.					
	a.	Gross receipts				
	b.	Ordinary and necessary business expenses				
	c.	Business income	Subtract Line b fro	om Line a		
4		ental and other real property income. Subtract Li ence on Line 4. Do not enter a number less than Gross receipts Ordinary and necessary operating expenses Rent and other real property income				
5		ests, dividends, and royalties.	Subtract Line o no	on Line a		
6		on and retirement income.				
7	Any amounts paid by another person or entity, on a regular basis, for the household					
8	B. Ho spous comp	reployment compensation. Enter the amount in Copwever, if you contend that unemployment compete was a benefit under the Social Security Act, does ensation in Column A or B, but instead state the mployment compensation claimed to benefit under the Social Security Act	ensation received by not list the amount	you or your of such		

9	Nroons: framble of 1860 ces Socist source on Line 9. Do not include alimony or separate maintenance payments paid by your spouse if Column B is completed, but include all other payments of alimony or separate maintenance. Do not include any benefits received under the Social Security Act or payments received as a victim of a war crime, crime against humanity, or as a victim of international or domestic terrorism. a.	13 Page 5	2 of 59
10	Subtotal of current monthly income. Add Lines 2 thru 9 in Column A, and, if Column B is completed, add Lines 2 through 9 in Column B. Enter the total(s).		
11	Total current monthly income. If Column B has been completed, add Line 10, Column A to Line 10, Column B, and enter the total. If Column B has not been completed, enter the amount from Line 10, Column A. See attachment		

	Part II: VERIFICATION			
12	I declare under penalty of perjury that the information provided i both debtors must sign.)	n this statement is true and correct. (If this is a joint case,		
	Date:	Signature:		
	Date:	Signature:		

UNITED STATES BANKRUPTCY COURT

Northern District of West Virginia

e: Marcus Enterprises LLC	Case No.
Debtor	(if known)
VEDWIG ATION O	
VERIFICATION O	OF CREDITOR MATRIX
The above named debtor(s), or debtor's attor	rney if applicable, do hereby certify under
penalty of perjury that the attached Master Mai	iling List of creditors, consisting of 1 sheet(s) is
complete, correct and consistent with the debto	or's schedules pursuant to Local Bankruptcy
Rules and I/we assume all responsibility for err	rors and omissions.
19 December 2014	/s/ John F. Wiley
Date	Signature of Attorney
Signature of Debtor	Signature of Joint Debtor
Signature of Debtor	Signature of Joint Debtor
/s/ Ronald E. Marcus, Managing Member	

Signature of Authorized Individual

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Northern District of West Virginia

In Re:	Marcus Enterprises LLC	Case No.		
	Debtor		(if known)	
		Chapter	11	

LIST OF CREDITORS HOLDING 20 LARGEST UNSECURED CLAIMS

Following is the list of the debtor's creditors holding the 20 largest unsecured claims. The list is prepared in accordance with Fed. R. Bankr. P. 1007(d) for filing in this chapter 11 [or chapter 9] case. The list does not include (1) persons who come within the definition of "insider" set forth in 11 U.S.C. 101, or (2) secured creditors unless the value of the collateral is such that the unsecured deficiency places the creditor among the holders of the 20 largest unsecured claims. If a minor child is one of the creditors holding the 20 largest unsecured claims, state the child's initials and the name and address of the child's parent or guardian, such as "A.B., a minor child, by John Doe, guardian." Do not disclose the child's name. See, 11 U.S.C. § 112; Fed. R. Bankr. P. 1007(m).

	(1)	(2)	(3)	(4)	(5)
	Name of creditor and complete mailing address including zip code	Name, telephone number and complete mailing address, including zip code of employee, agent, or department of creditor familiar with claim who may be contacted.	Nature of claim (trade debt, bank loan, government contract, etc.)	Indicate if claim is contingent, unliquidated, disputed or subject to setoff.	Amount of claim [if secured also state value of security]
1	Sheriff of Jefferson County, WV 112 E. Washington St. Charles Town WV 25414				\$179,784.08
2	State Tax Dept, Compliance Div. 397 Mid-Atlantic Pkwy Suite 2 Martinsburg WV 25401			Disputed	\$58,263.84
3	County Commission of Jefferson County 112 E. Washington St. Charles Town WV 25414				\$45,54672
4	Leonard J Miller 425 St Paul Place Baltimore MD 21202				\$40,648.98

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	Name of creditor and complete mailing address including zip code	Name, telephone number and complete mailing address, including zip code of employee, agent, or department of creditor familiar with claim who may be contacted.	Nature of claim (trade debt, bank loan, government contract, etc.)	Indicate if claim is contingent, unliquidated, disputed or subject to setoff.	Amount of claim [if secured also state value of security]
5	William H. Gordon Assoc.s Inc. dba Gordon c/o Arnold & Bailey attys 208 N. George Street Charles Town WV 25414			Disputed	\$27,015.35
6	Resource International PO Box 6160 Ashland VA 23005				\$21,983.45
7	Crawford & Keller 120 N. George Street Charles Town WV 25414				\$6,007.00
8	Hon. Glen Gainer, Auditor County Coll. Division 1900 Kanawha Blvd. East Bld 1, Room W-114 Charleston WV 25305				\$3,640.00
9	Richard Gay 31 Congress Street Berkeley Springs WV 25411				\$1,164.04

No. 3:14 ⁻¹ bk-01362	Doc 1 Filed 12/19/14	Entere ⁽³⁾ 12/19/1	17:13:13 Page	56 of 59 ⁵⁾
Name of creditor and complete mailing address including zip code	Name, telephone number and complete mailing address, including zip code of employee, agent, or department of creditor familiar with claim who may be contacted.	Nature of claim (trade debt, bank loan, government contract, etc.)	Indicate if claim is contingent, unliquidated, disputed or subject to setoff.	Amount of claim [if secured also state value of security]

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DECLARATION UNDER PENALTY OF PERJURY ON BEHALF OF A CORPORATION

I, the undersigned authorized agent of the corporation named as the Debtor in this case, declare under penalty of perjury that I have read the foregoing "List of Creditors Holding 20 Largest Unsecured Claims" and that it is true and correct to the best of my knowledge, information and belief.

19 December 2014	X	/s/ Ronald E. Marcus, Managing Member
Date		Signature of Authorized Individual
		Ronald E. Marcus, Managing Member, Marcus Enterpris
		Printed Name and Title

City National Bank of West Virginia PO Box 7220 Cross Lanes WV 25356

County Commission of Jefferson County 112 E. Washington St. Charles Town WV 25414

Crawford & Keller 120 N. George Street Charles Town WV 25414

Hon. Glen Gainer, Auditor County Coll. Division 1900 Kanawha Blvd. East Bld 1, Room W-114 Charleston WV 25305

Jefferson Security Bank PO Box 35 Shepherdstown WV 25443

Leonard J Miller 425 St Paul Place Baltimore MD 21202

MVB Bank, 88 Somerset Blvd Charles Town WV 25414

MVB Bank, 88 Somerset Blvd Charles Town WV 25414

MVB Bank, 88 Somerset Blvd Charles Town WV 25414

Nationstar PO Box 650783 Dallas TX 75265-0783 Neal K. Snyder 72 Christopher Court Charles Town WV 25414

Probst Plumbing & Heating 222 E 3rd Ave, Ranson, WV 25438

Resource International PO Box 6160 Ashland VA 23005

Richard Gay 31 Congress Street Berkeley Springs WV 25411

Sheriff of Jefferson County, WV 112 E. Washington St. Charles Town WV 25414

State Tax Dept, Compliance Div. 397 Mid-Atlantic Pkwy Suite 2 Martinsburg WV 25401

William H. Gordon Assoc.s Inc. dba Gordon c/o Arnold & Bailey attys 208 N. George Street Charles Town WV 25414