

FEDERAL DEPOSIT INSURANCE CORPORATION

WASHINGTON, D.C.

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In the Matter of	)	
	)	
COMMUNITY FIRSTBANK OF CHARLESTON	)	ORDER TO PAY
CHARLESTON, SOUTH CAROLINA	)	CIVIL MONEY PENALTY
	)	
(Insured State Nonmember Bank)	)	FDIC-09-598k
_____	)	

COMMUNITY FIRSTBANK OF CHARLESTON, CHARLESTON, SOUTH CAROLINA (“Bank”), has been advised of its right to receive a NOTICE OF ASSESSMENT OF CIVIL MONEY PENALTY, FINDINGS OF FACT AND CONCLUSIONS OF LAW, ORDER TO PAY, AND NOTICE OF HEARING (“NOTICE OF ASSESSMENT”) issued by the Federal Deposit Insurance Corporation (“FDIC”) detailing the violations for which a civil money penalty may be assessed against the Bank pursuant to the Flood Disaster Protection Act of 1973 (“Flood Act”), as amended, 42 U.S.C. § 4012a, section 8(i)(2) of the Federal Deposit Insurance Act (“FDI Act”), 12 U.S.C. § 1818(i)(2), and Part 339 of the FDIC Rules and Regulations, 12 C.F.R. Part 339 (“Part 339”), and has been further advised of its right to a hearing on the charges under the Flood Act, 42 U.S.C. § 4012a(f)(4), and Part 308 of the FDIC’s Rules of Practice and Procedure, 12 C.F.R. Part 308.

Having waived those rights, the Bank entered into a STIPULATION AND CONSENT TO THE ISSUANCE OF AN ORDER TO PAY CIVIL MONEY PENALTY (“CONSENT AGREEMENT”) with a representative of the Legal Division of the FDIC, whereby solely for the purpose of this proceeding and without admitting or denying any violations, the Bank consented and agreed to pay a civil money penalty in the amount of \$26,840.00 related to the violations of

the Flood Act and Part 339. The FDIC has reason to believe that the Bank committed 122 violations of the Flood Act and Part 339. In particular, the Bank failed to obtain flood insurance on 44 of the loans secured by properties located in a flood hazard area prior to originating, increasing, extending, or renewing the loans. The Bank failed to maintain adequate flood insurance for the term of the loans on 7 of the loans secured by properties in a flood hazard area. The Bank failed to require or maintain sufficient flood insurance on 44 of the loans secured by properties in a flood hazard area. With respect to 23 of the loans, the Bank failed to obtain force placed flood insurance on collateral located in flood hazard areas when the flood insurance policies expired. With respect to 2 of the loans, the Bank failed to provide borrowers with timely notice that the properties securing the loans were located in a flood hazard area that required flood insurance. Additionally, the Bank failed to provide borrowers with notice that properties required flood insurance on 2 of the loans.

After taking into account the CONSENT AGREEMENT, the appropriateness of the penalty with respect to the financial resources and good faith of the Bank, the gravity of the violations by the Bank, the history of previous violations by the Bank, and such other matters as justice may require, the FDIC accepts the CONSENT AGREEMENT and issues the following:

ORDER TO PAY CIVIL MONEY PENALTY

IT IS HEREBY ORDERED that COMMUNITY FIRSTBANK OF CHARLESTON, CHARLESTON, SOUTH CAROLINA, be, and hereby is, assessed a civil money penalty of \$26,840.00, pursuant to the Flood Act, 42 U.S.C. § 4012a, section 8(i)(2) of the FDI Act, 12 U.S.C. § 1818(i)(2), and Parts 308 and 339 of the FDIC Rules and Regulations, 12 C.F.R. Parts 308 and 339. The Bank shall pay the civil money penalty to the Treasury of the United States.

This ORDER TO PAY CIVIL MONEY PENALTY shall be effective upon issuance.

Pursuant to delegated authority.

Dated at Atlanta, Georgia this 3rd day of December, 2009.

/s/

Doreen R. Eberley
Acting Regional Director
Atlanta Regional Office
Division of Supervision and
Consumer Protection