



Filing ID #10063270

# FINANCIAL DISCLOSURE REPORT

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## FILER INFORMATION

**Name:** Hon. Jeff Duncan  
**Status:** Former Member  
**State/District:** SC03

## FILING INFORMATION

**Filing Type:** Terminated Filer Report  
**Filing Year:** 2025  
**Filing Date:** 01/22/2025

## SCHEDULE A: ASSETS AND "UNEARNED" INCOME

Asset	Owner	Value of Asset	Income Type(s)	Income	Tx. > \$1,000?
Jackson National [FN]	SP	\$50,001 - \$100,000	None		<input type="checkbox"/>
DESCRIPTION: Jackson National - Annuity					
South Carolina Legislative Retirement [DB]		Undetermined	None		<input type="checkbox"/>
DESCRIPTION: Legislative Retirement based on years of service. Additional years can be purchased up to 20					
The Future Group, Inc. ⇒ 129 Pine Street [DO]		\$1,001 - \$15,000	Mortgage Payments/Debt owed to filer	\$2,501 - \$5,000	<input type="checkbox"/>
DESCRIPTION: Mortgage Payments					
The Future Group, Inc. ⇒ 2 Peachtree Street [DO]		\$1,001 - \$15,000	Sale proceeds on Bond for Title/Contract Sale	\$2,501 - \$5,000	<input type="checkbox"/>
DESCRIPTION: This property is under an installment sales contract. Previously mistakenly listed as #2 Peachtree Street, but is held by the holding company The Future Group, Inc.					
The Future Group, Inc. ⇒ 5 Acres Commercial Property, Fleming Street [RP]		\$250,001 - \$500,000	Rent	None	<input type="checkbox"/>
LOCATION: Laurens, SC, US					
DESCRIPTION: Vacant Commercial tract. Rental house burned and was a total loss. This is land only now and has no income.					
Three Tigers Capital Corporation ⇒	JT	\$250,001 -	Rent	\$15,001 - \$50,000	<input type="checkbox"/>

Asset	Owner	Value of Asset	Income Type(s)	Income	Tx. > \$1,000?
25050 US Hwy 76 [RP]		\$500,000			
LOCATION: Clinton, SC, US					
DESCRIPTION: Commercial rental property held by the real estate holding corporation					

\* Investment vehicle details available at the bottom of this form. For the complete list of asset type abbreviations, please visit <https://fd.house.gov/reference/asset-type-codes.aspx>.

## SCHEDULE B: TRANSACTIONS

None disclosed.

## SCHEDULE C: EARNED INCOME

None disclosed.

## SCHEDULE D: LIABILITIES

Owner	Creditor	Date Incurred	Type	Amount of Liability
JT	United Community Bank	November, 2012	Home Mortgage	\$100,001 - \$250,000
	GrandSouth Bank	October 2019	Personal Loan to put capital into Three Tigers Capital Corporation	\$15,001 - \$50,000
JT	Glacier Bank	June 2020	Construction Loan	\$250,001 - \$500,000

## SCHEDULE E: POSITIONS

Position	Name of Organization
Secretary	Three Tigers Capital Corporation
Treasurer	Three Tigers Capital Corporation
President	The Future Group, Inc.

## SCHEDULE F: AGREEMENTS

Date	Parties To	Terms of Agreement
December 2010	State of South Carolina Legislative Retirement System and Jeffrey D. Duncan	Continued annual participation with no current benefit. Benefits incurred upon retirement and age restricted

## SCHEDULE G: GIFTS

None disclosed.

## **SCHEDULE H: TRAVEL PAYMENTS AND REIMBURSEMENTS**

None disclosed.

## **SCHEDULE I: PAYMENTS MADE TO CHARITY IN LIEU OF HONORARIA**

None disclosed.

## **SCHEDULE A AND B INVESTMENT VEHICLE DETAILS**

- The Future Group, Inc. (100% Interest)  
LOCATION: Laurens County, SC, US  
DESCRIPTION: Real Estate holding corporation 100% wholly owned by me. This business holds and manages commercial real estate.
- Three Tigers Capital Corporation (20% Interest) (Owner: JT)  
LOCATION: Laurens County, SC, US  
DESCRIPTION: Real Estate Holding Corporation. Holds one property

## **EXCLUSIONS OF SPOUSE, DEPENDENT, OR TRUST INFORMATION**

**IPO:** Did you purchase any shares that were allocated as a part of an Initial Public Offering?

Yes  No

**Trusts:** Details regarding "Qualified Blind Trusts" approved by the Committee on Ethics and certain other "excepted trusts" need not be disclosed. Have you excluded from this report details of such a trust benefiting you, your spouse, or dependent child?

Yes  No

**Exemption:** Have you excluded from this report any other assets, "unearned" income, transactions, or liabilities of a spouse or dependent child because they meet all three tests for exemption?

Yes  No

## **CERTIFICATION AND SIGNATURE**

I CERTIFY that the statements I have made on the attached Financial Disclosure Report are true, complete, and correct to the best of my knowledge and belief.

**Digitally Signed:** Hon. Jeff Duncan , 01/22/2025